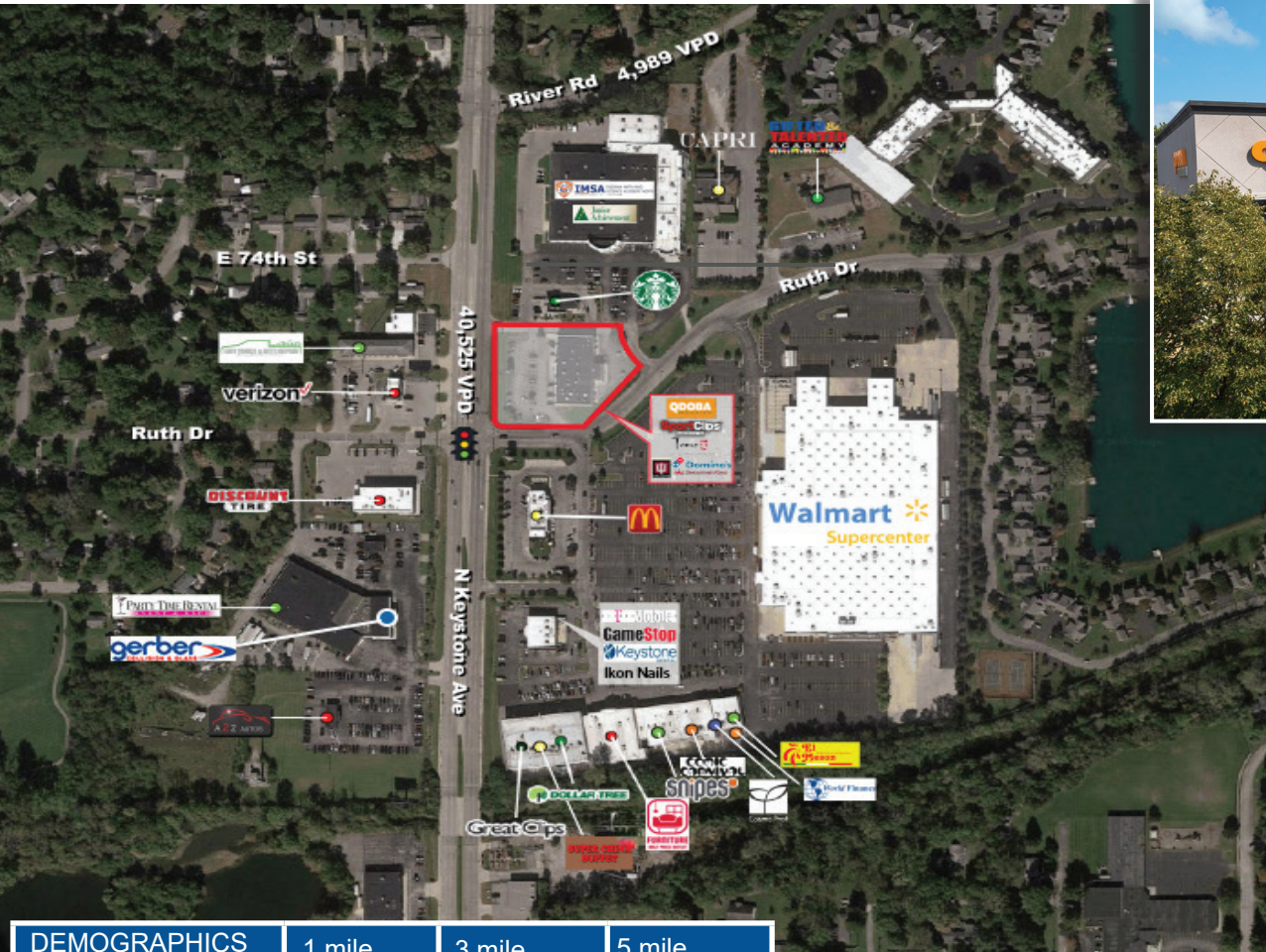


# NORGATE SHOPPES | FULLY RENOVATED 2021

FULLY LEASED

# FOR LEASE



## PROPERTY HIGHLIGHTS:

- FULLY LEASED
- Highly visible outlot shops building, no Walmart restrictions
- Tenants include IU Health, Qdoba, Smoothie King, Domino's, Sports Clips and Tomo
- Prime visibility and multiple easy access points to Keystone Ave (40,525 VPD)
- Shared stop light with highly successful Walmart Supercenter and Norgate Plaza
- Super-regional trade area surrounded by schools, office, residential and retail
- 1.7 miles south of The Fashion Mall at Keystone and 1.3 miles north of Glendale Town Center

DEMOGRAPHICS	1 mile	3 mile	5 mile
Population	8,194	72,373	214,630
Households	3,947	35,020	96,473
Ave HH Income	\$104,808	\$106,369	\$91,873
Employee/Daytime Pop	4,365	81,983	202,869

7411 N Keystone Ave, Indianapolis, IN 46240

FULL BUILDING RENOVATIONS  
COMPLETED IN 2021

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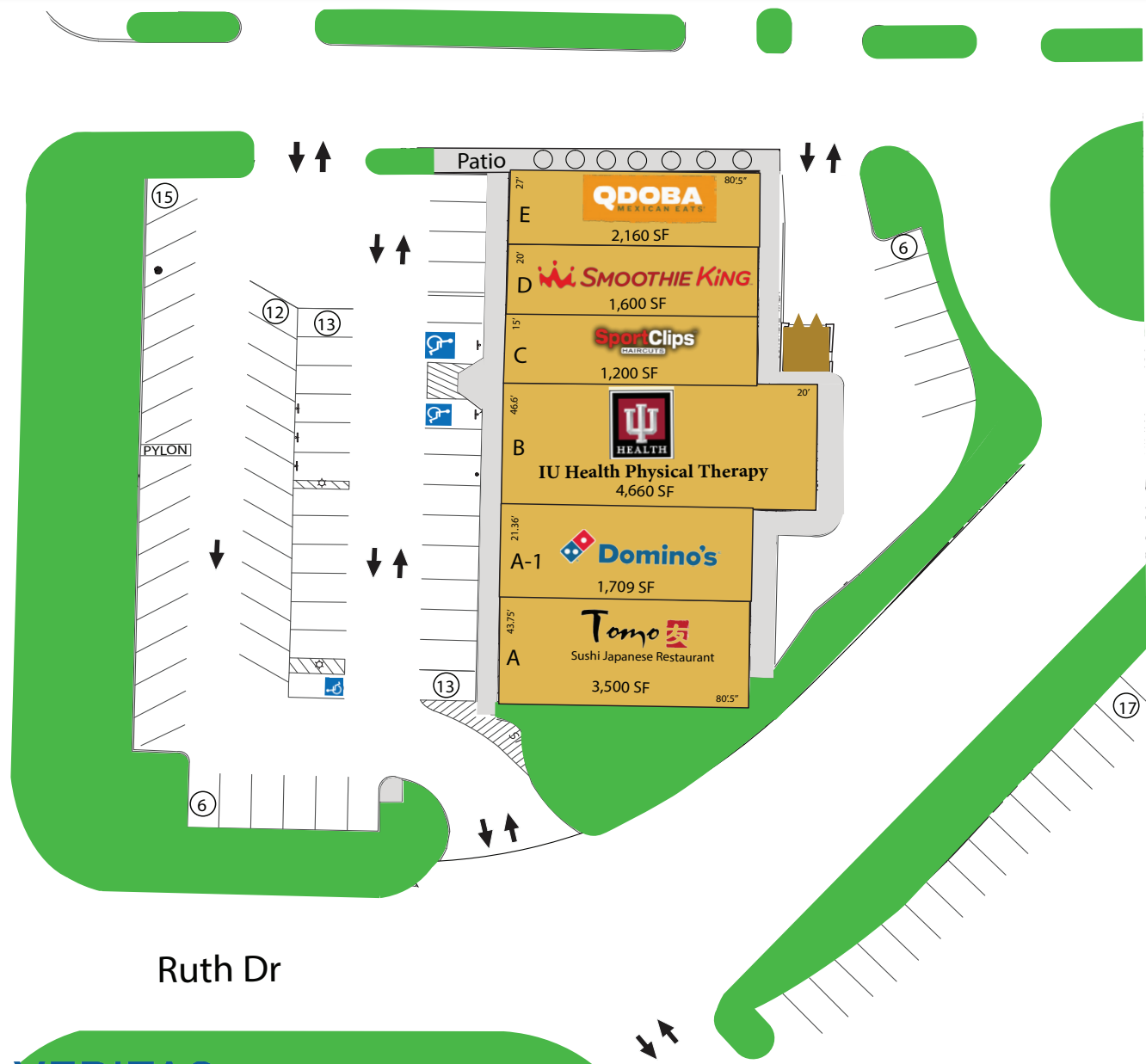
# NORGATE SHOPPES

FULLY LEASED

SITE  
PLAN



N Keystone Ave 40,525 VPD



PYLON SIGN



Ruth Dr

# NORGATE SHOPPES

FULLY LEASED

CENTER  
PHOTOS

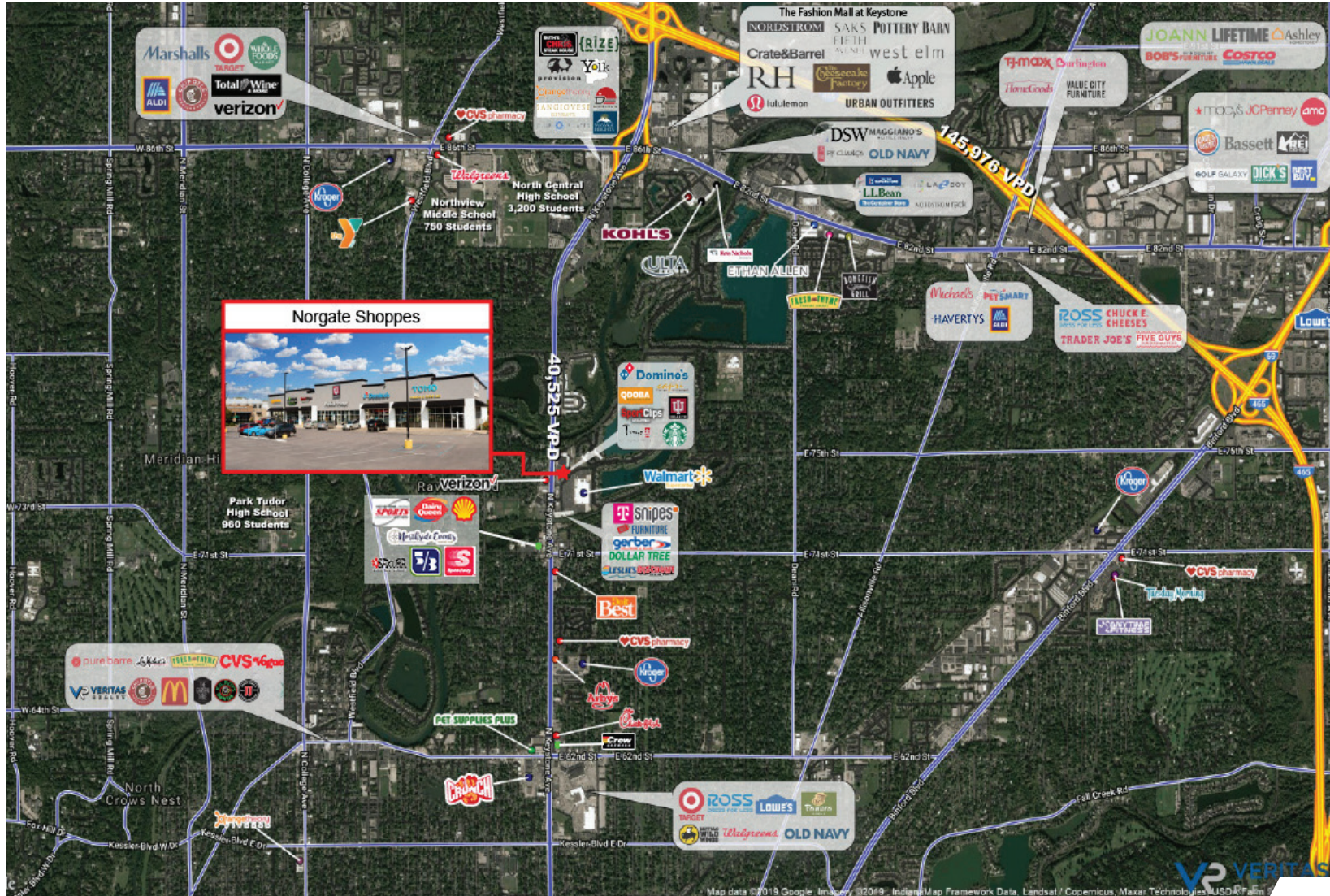


# NORGATE SHOPPES

## FULLY LEASED

# MARKET OVERVIEW

7411 N Keystone Ave, Indianapolis, IN 46240



**CHAINLINKS**  
RETAIL ADVISORS

Information within this brochure has been obtained from sources believed reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. Prospective tenant and tenant representatives must verify the information and bears all risk for any inaccuracies as it relates to property and market information.

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