

JASPER CROSSING

1,640 - 3,295 SF AVAILABLE | JOIN



FOR
LEASE

JASPER CROSSING



PROPOSED
BIG BOX
ANCHOR

PENDING
BANK



N NEWTON ST 19,745 ADT

Coming
Soon



DOLLAR GENERAL



AspenDental



HIBBETT
SPORTS

McALISTER'S
RESTAURANT



German American Bank

FULL BUILDING RENOVATIONS
TO BE COMPLETED IN 2022

4276-4292 N. Newton Street, Jasper, IN

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REALTY

www.VeritasRealty.com

RETAIL SPACE AVAILABLE | FOR LEASE

JASPER CROSSING

PROPERTY OVERVIEW

RETAIL SPACE AVAILABLE:

1,640 SF - 3,295 SF | Divisible

Prominent, bumped-out inline space

CENTER OVERVIEW:

Full building renovations underway to be complete in 2022

PROPERTY HIGHLIGHTS:

- Join Starbucks, Penn Station & Sun Tan City in highly visible outlot shops in front of The Home Depot and Walmart Supercenter
- Full accessibility to center from Newton St. & additional shared access with Walmart at lighted intersection
- Large Pylon available along Newton St.
- Jasper is the county seat of Dubois County; a regional economic hub
- Fast growing market gaining more national retailers: Zaxby's, McAlister's, Culvers, Starbucks, Ulta and Schnuck's
- Large area employers include: Memorial Hospital (1,700 employees), Kimball International & Electronics (combined 3,775 employees), Masterbrand Cabinets (2,045 employees) & many more.



Jasper's a regional economic hub with 41% of workforce commuting in daily from 8 surrounding counties

Over 18,550 Employees within 3 miles of site

Jasper named 2022 strongest town in the U.S. - Strong Towns' 2022

NEARBY RETAILERS:



Walmart Supercenter

ROSS DRESS FOR LESS

TJ-maxx

DEMOGRAPHICS



3 MILE



5 MILE



10 MILE

Population:	16,140	20,122	35,906
Total Employees:	18,555	19,036	26,956
Daytime Pop:	23,206	24,539	36,532
Avg. HH Income:	\$87,274	\$88,580	\$83,470

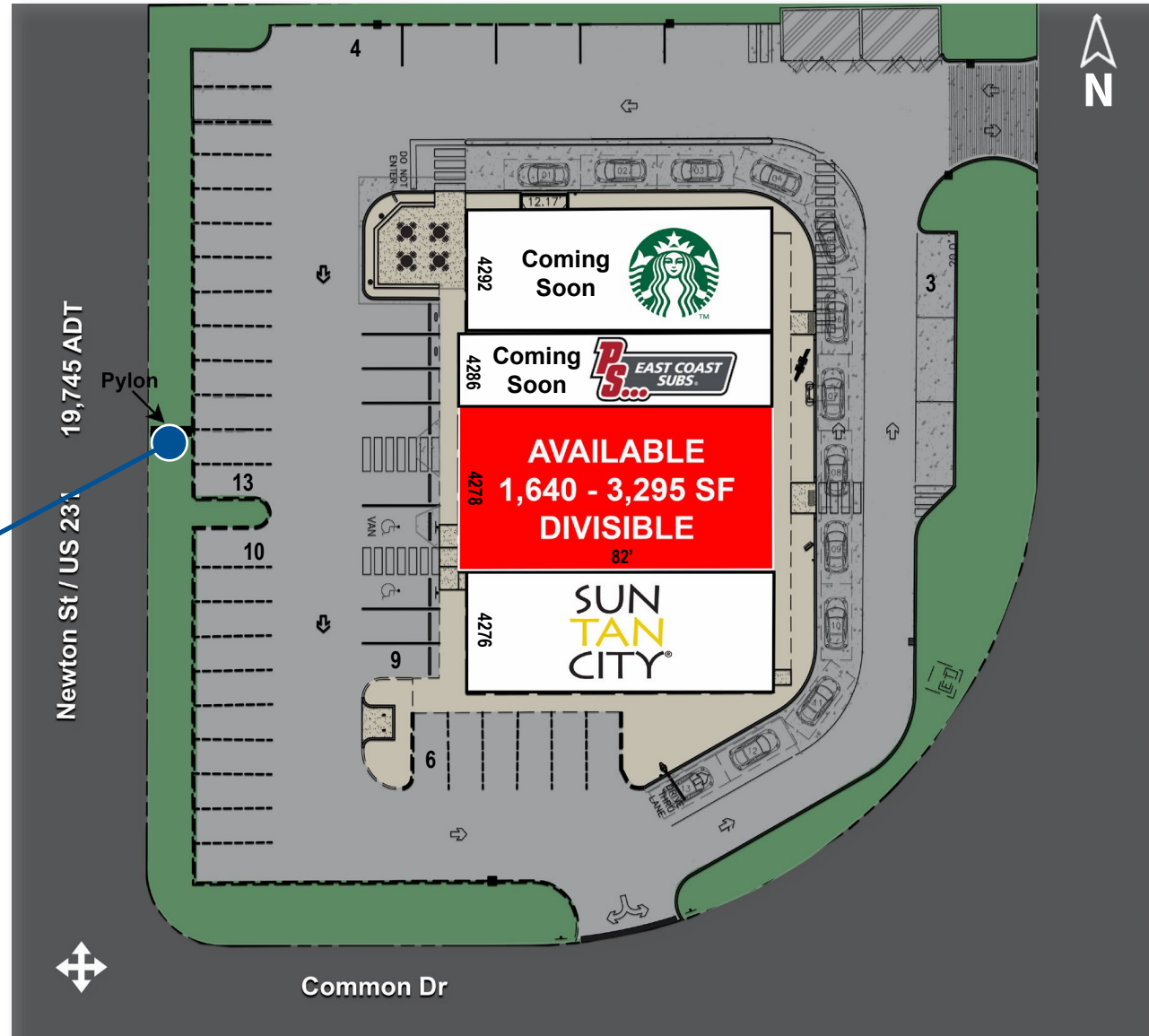
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SITE PLAN

SUITE	TENANT	SF
4276	Sun Tan City	2,613
4278	AVAILABLE	1,640-3,295
4286	Penn Station	1,632
4292	Starbucks (drive-thru)	2,587
Total GLA		10,127

PYLON



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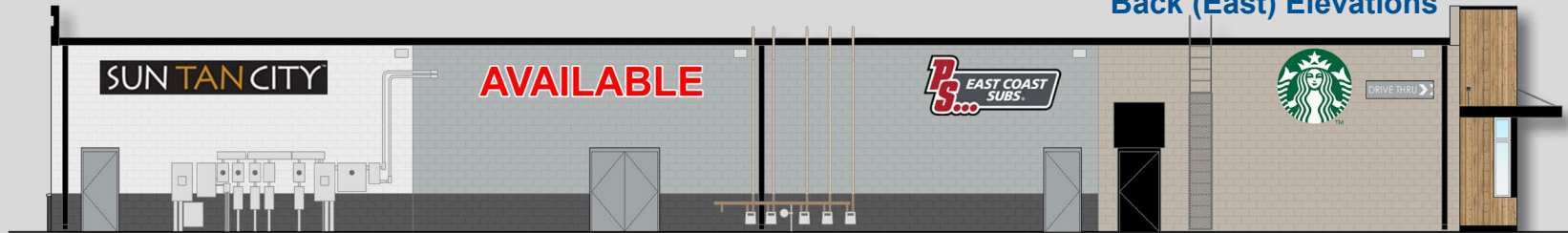
JASPER CROSSING

ELEVATIONS

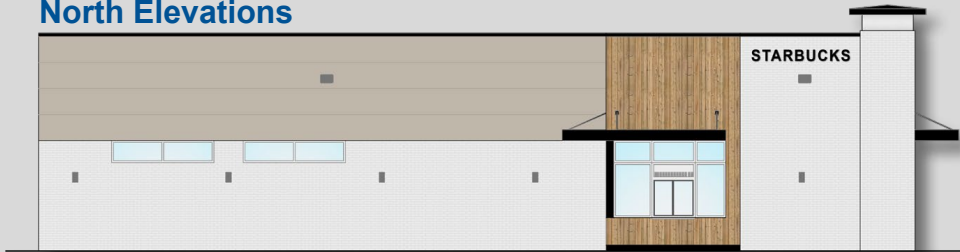
Front (West) Elevations



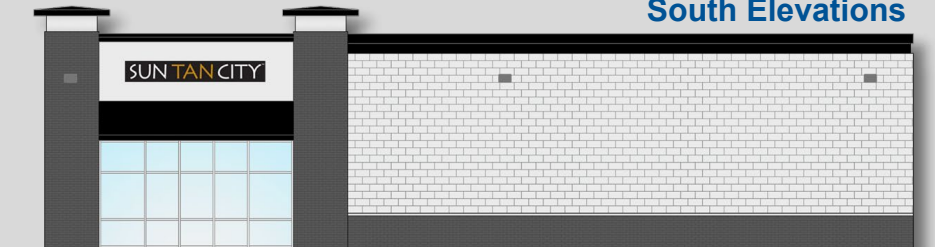
Back (East) Elevations



North Elevations



South Elevations



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JASPER CROSSING



**Jasper
Elementary &
Middle School**

Walmart  ROSS  Denny's  LONG JOHN SILVER'S 
FANTASTIC SAM'S  SHOE SHOW 
 verizon  MAYTAG   AT&T



**Meyer
Distributing
800 Employees**

**Kimball
International
3,775 Employees**

**MasterBrand
Cabinets
2,045 Employees**

**Memorial
Hospital
1,700 Employees**

**Jasper
High School**

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