

JOHNSON FIELDS

8130 E Southport Rd
Indianapolis, IN 46259

NOW LEASING
1,200 - 4,000 SF
Retail Space

Up to 15 Acres
Available for
Development



COMING SOON

JOHNSON FIELDS

Self-Storage Coming Soon

Up to 10 Acres Available

0.75-3 Acres Available

Up to 15 Acres Available for Development

Full Access

1,200 - 4,000 SF Small Shops Coming Q1 2023

Pending Dental

16,000 VPD

8,428 VPD

Logos: Kroger, Papa John's, Shakers, Southern Roots, PetPeople, Big Red Liquors, World, Red Cactus, Supercuts, Kroger Fuel, Starbucks, McDonald's

Retention Pond

E Southport Rd

S Franklin Rd

E Southport Rd

S Franklin Rd

**NEW CONSTRUCTION
SMALL SHOPS & OUTLOTS
AVAILABLE**

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RETAIL SPACE, OUTLOTS & LARGE LAND TRACTS AVAILABLE FOR LEASE OR DEVELOPMENT

JOHNSON FIELDS

PROPERTY OVERVIEW

RETAIL SPACE AVAILABLE:

1,200 - 4,000 SF Endcap Available in new construction outlot shops Q1 2023 delivery

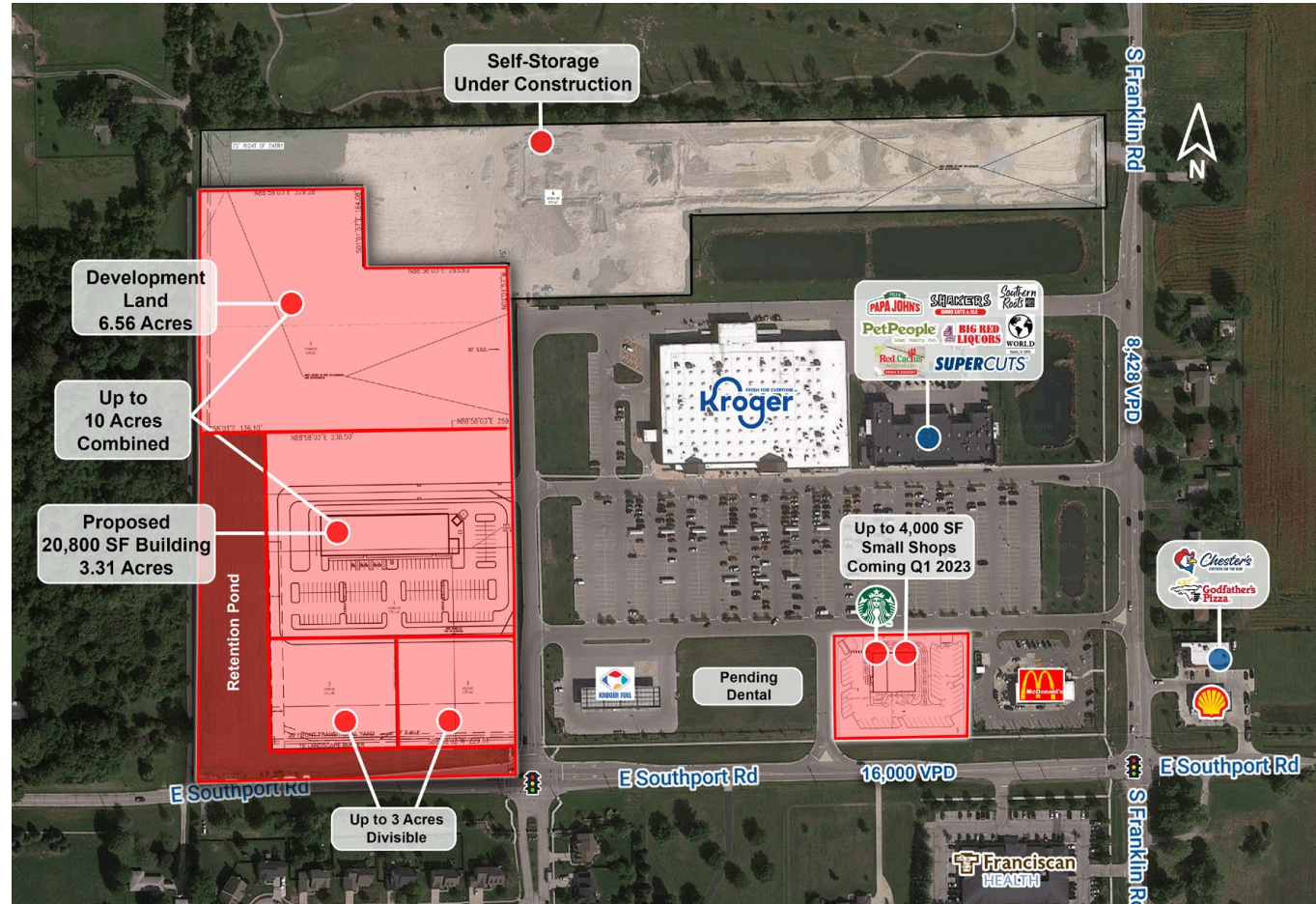
LAND AVAILABLE:

0.75 - 3 acres of Retail Outlots

Up to 15 acres available for commercial development

PROPERTY HIGHLIGHTS:

- Johnson Fields is a 60 acre multi-use planned development
- Join Kroger Marketplace, McDonald's, Pet People, Papa John's, SuperCuts, Big Red Liquors and others
- Located at the intersection of Southport Road & Franklin Road, combined 24,428 cars per day
- 4 miles away from I-65 interchange
- Surrounded by residential rooftops in one of the fastest growing areas on the southside of Indianapolis
- Close proximity to Franklin Central High School, Junior High, Intermediate, and Elementary schools
- Anchored by 100,000 SF Kroger Marketplace, one of Kroger's most recent openings in Central Indiana



2021

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population:	5,216	42,200	100,907
Average HH Income:	\$106,131	\$90,357	\$78,714
Households:	1,716	14,971	37,736

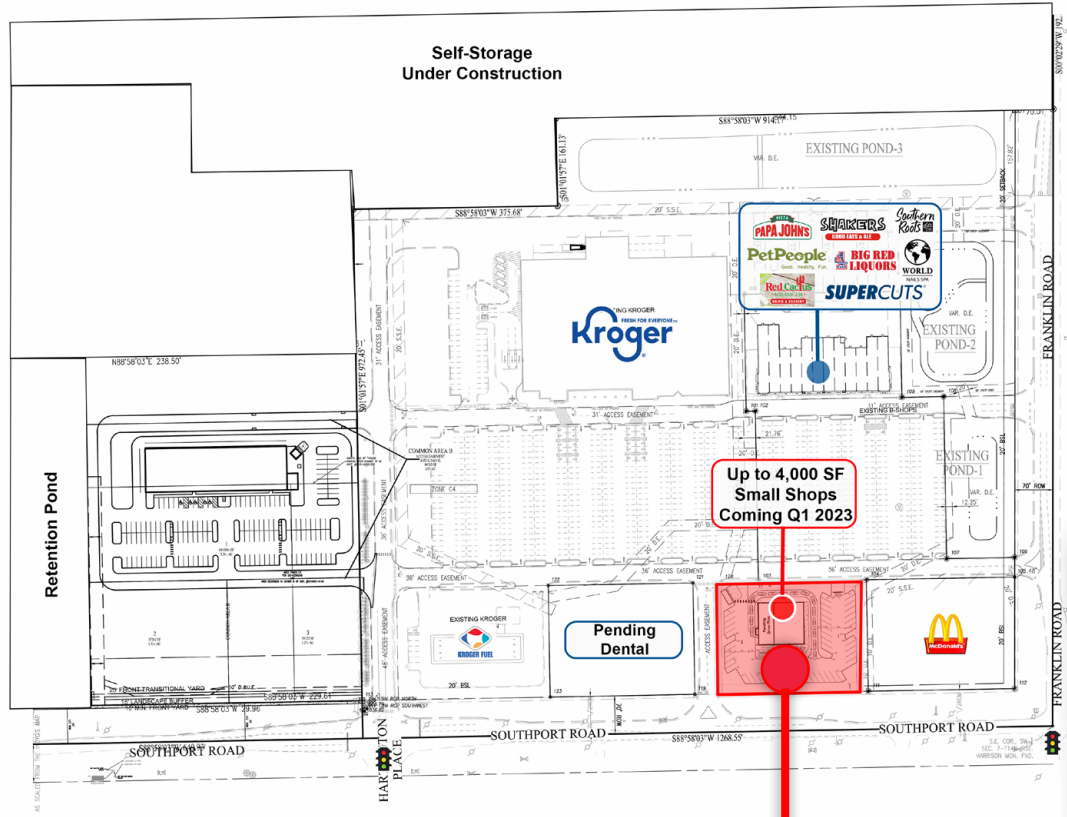
2026 - projected

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population:	5,420	43,867	105,907
Average HH Income:	\$126,509	\$106,773	\$90,558
Households:	1,714	14,967	37,939

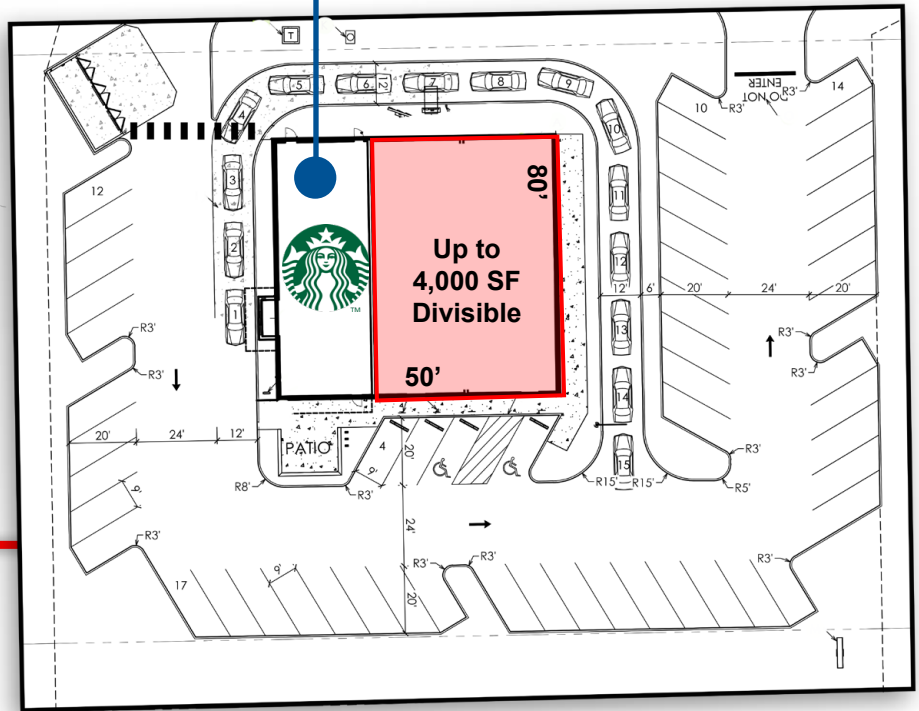
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OUTLOT SHOPS SITE PLAN



Join Starbucks - Outlot Small Shops Q1 2023

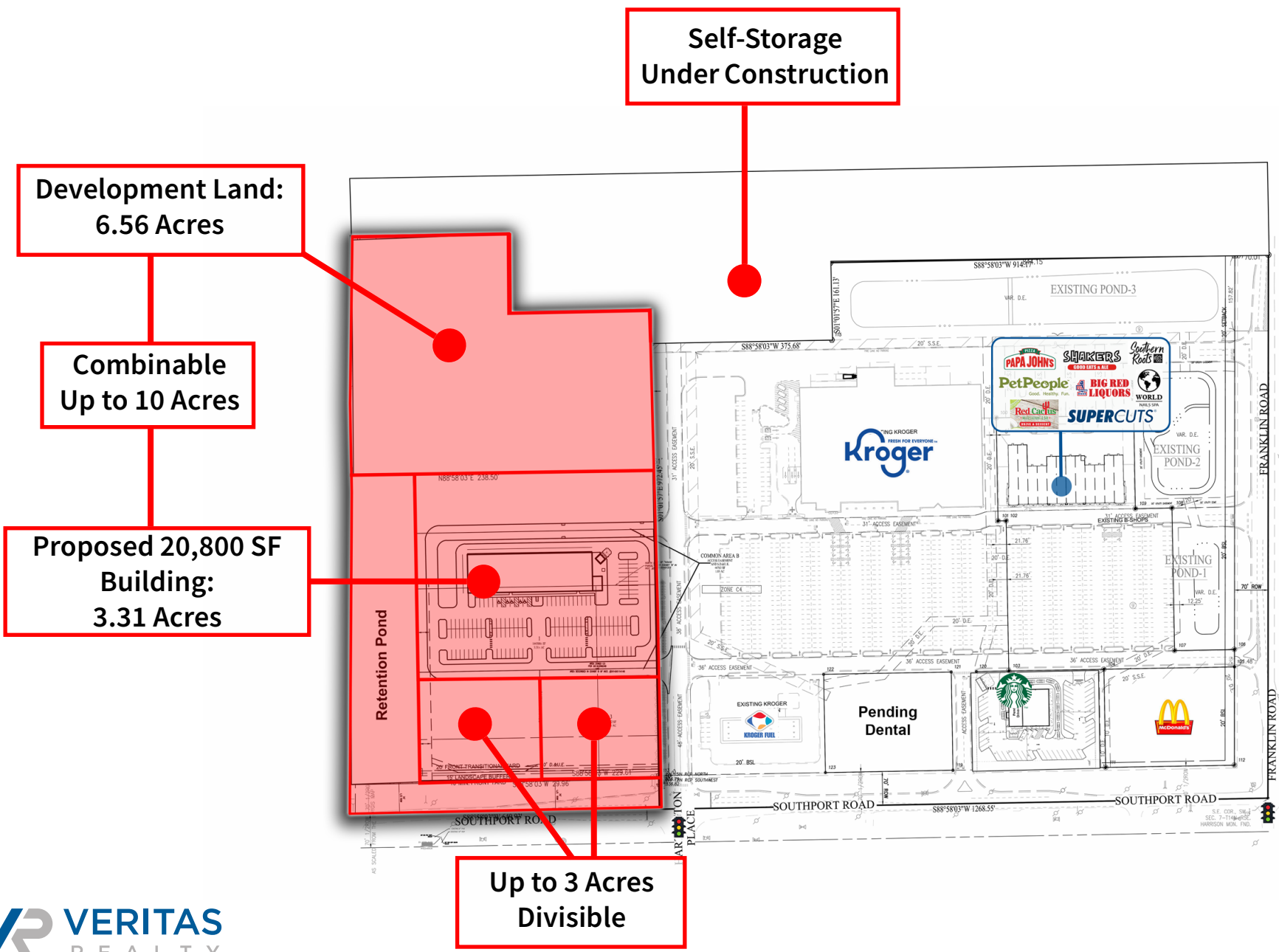


UNIT	TENANT	SF
1	PENDING	2,200
2	AVAILABLE	2,000
3	AVAILABLE	2,000
Total GLA		6,200

RETAIL SPACE, OUTLOTS & LARGE LAND TRACTS AVAILABLE FOR LEASE OR DEVELOPMENT

JOHNSON FIELDS

DEVELOPMENT LAND



RETAIL SPACE, OUTLOTS & LARGE LAND TRACTS AVAILABLE FOR LEASE OR DEVELOPMENT

JOHNSON FIELDS

CENTER
PHOTOS

Fully Leased B Shops



Fully Leased B Shops



Outlot Shops - Coming 2023



PYLON



RETAIL SPACE, OUTLOTS & LARGE LAND TRACTS AVAILABLE FOR LEASE OR DEVELOPMENT

JOHNSON FIELDS

MARKET OVERVIEW



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