

FREESTANDING 10,130 SF BUILDING ON 1.35 AC AVAILABLE FOR LEASE

VERITAS
REALTY



FOR LEASE

401 E Morgan Street, Kokomo, IN 46901

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www.VeritasRealty.com

10,130 SF | FOR LEASE

FREESTANDING RETAIL AVAILABLE




PROPERTY
OVERVIEW

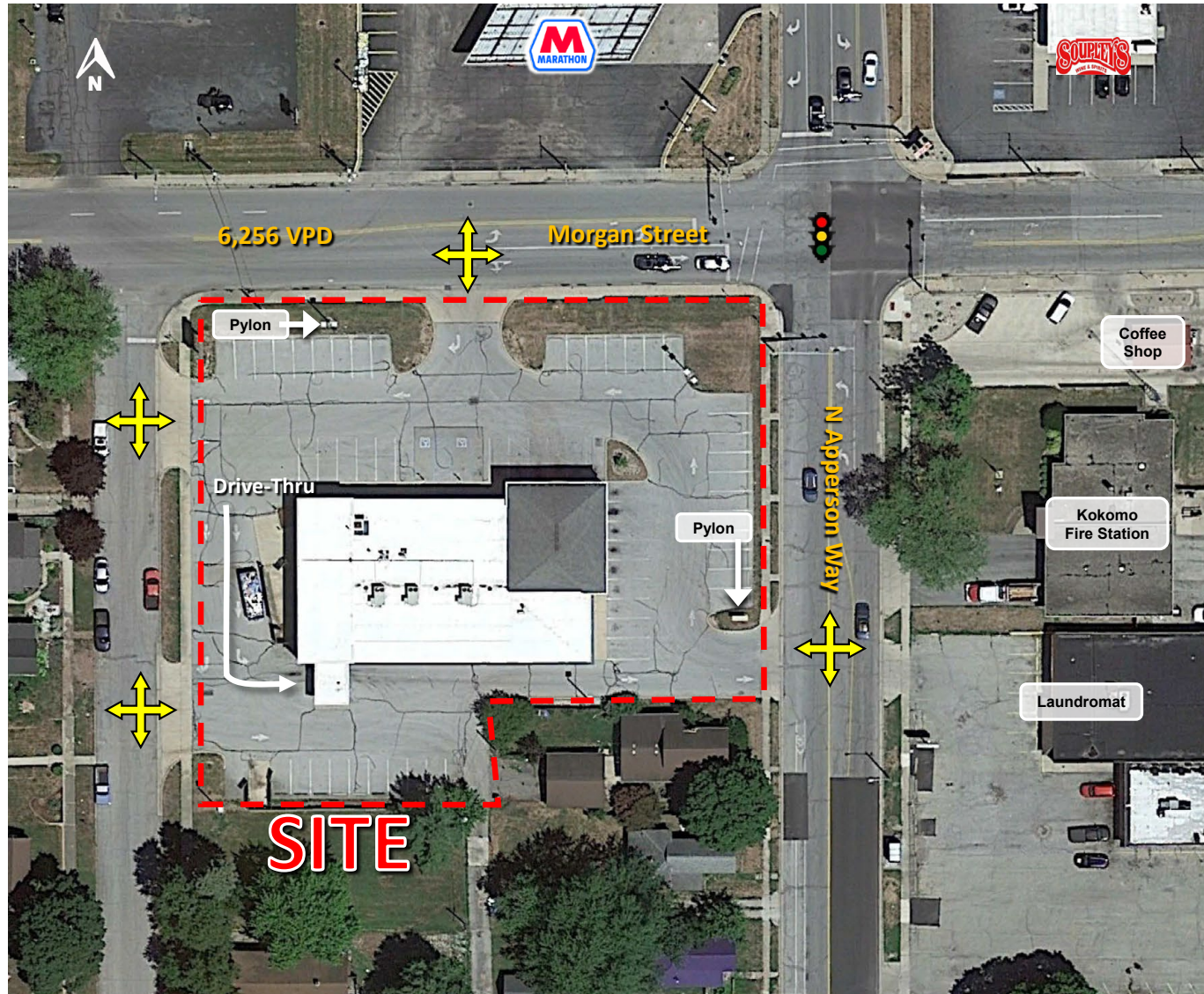
PROPERTY OVERVIEW:

- 10,130 SF Freestanding Retail Box
- 1.35 Acres
- Existing Drive-Thru

PROPERTY HIGHLIGHTS:

- Situated at stoplight intersection
- Pylon signage available
- Ample parking with +/- 59 parking Spaces
- Conveniently located to a number of major employers as well as Ivy Tech Community College

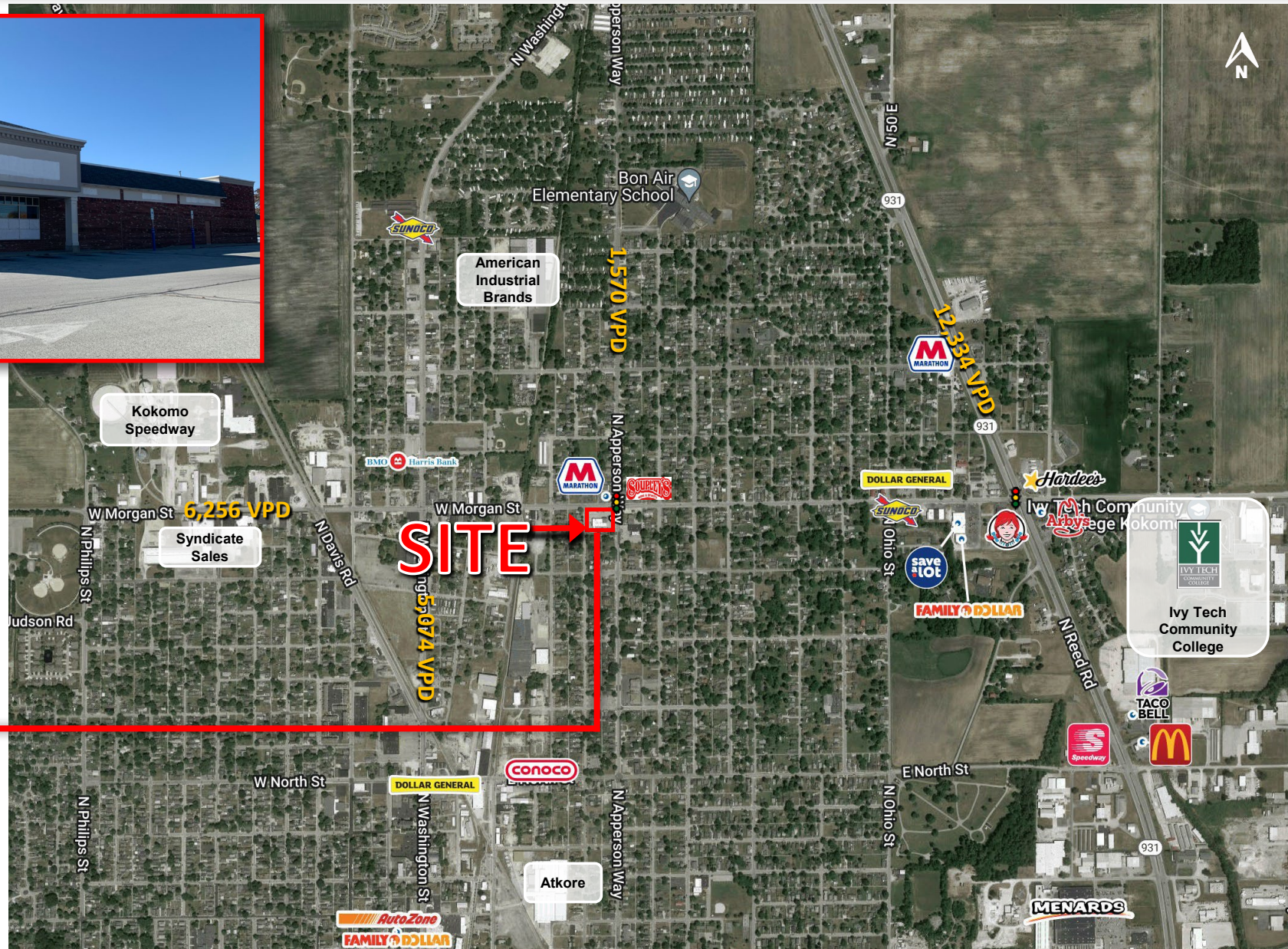
DEMOGRAPHICS	 1 MILE	 3 MILE	 5 MILE
Population:	9,106	35,660	58,997
Average HH Income:	\$50,260	\$57,200	\$64,638
Daytime Population:	6,118	36,117	57,009



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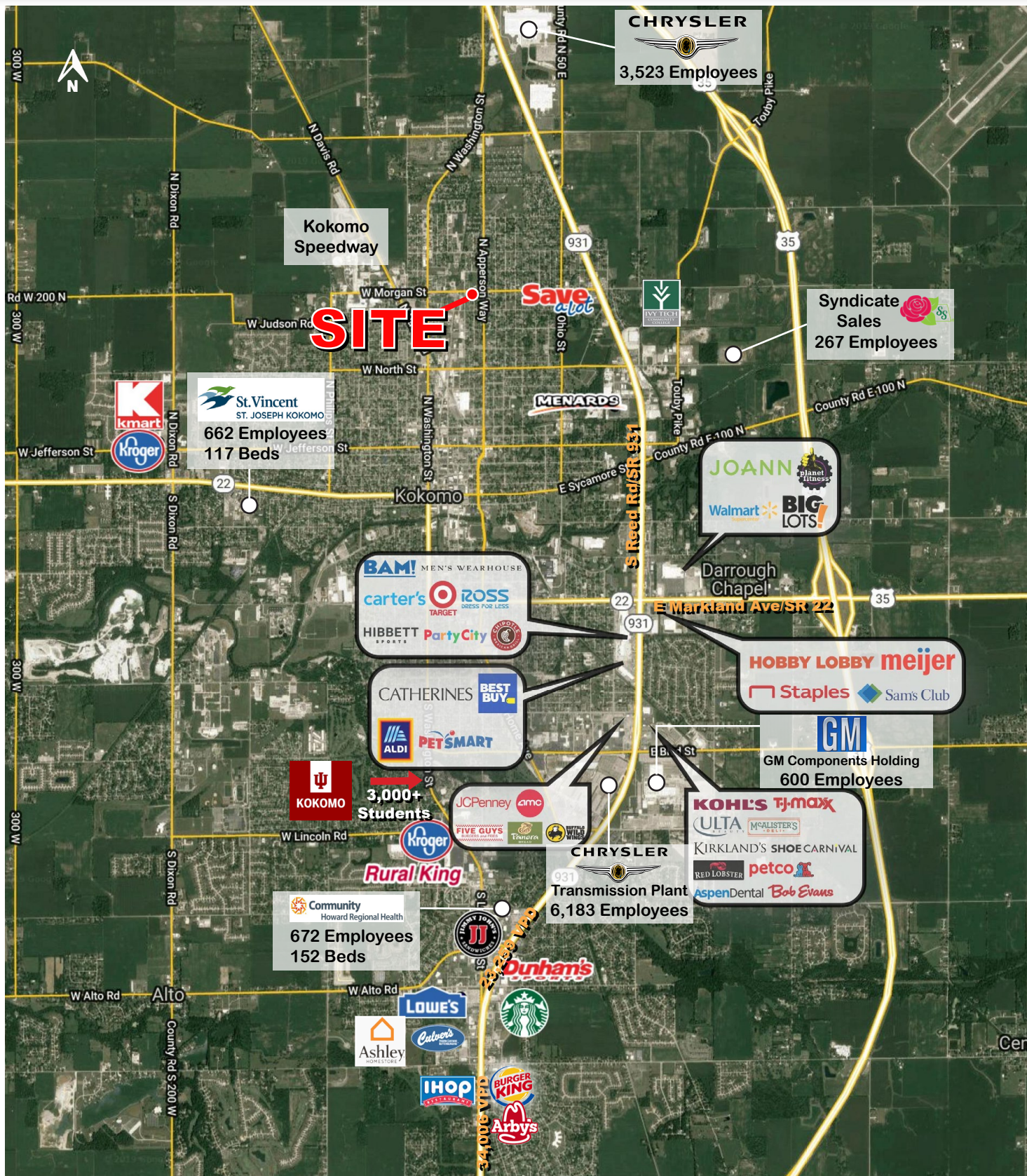
FREESTANDING RETAIL AVAILABLE

MARKET
AERIAL



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PROPERTY
PHOTOS



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