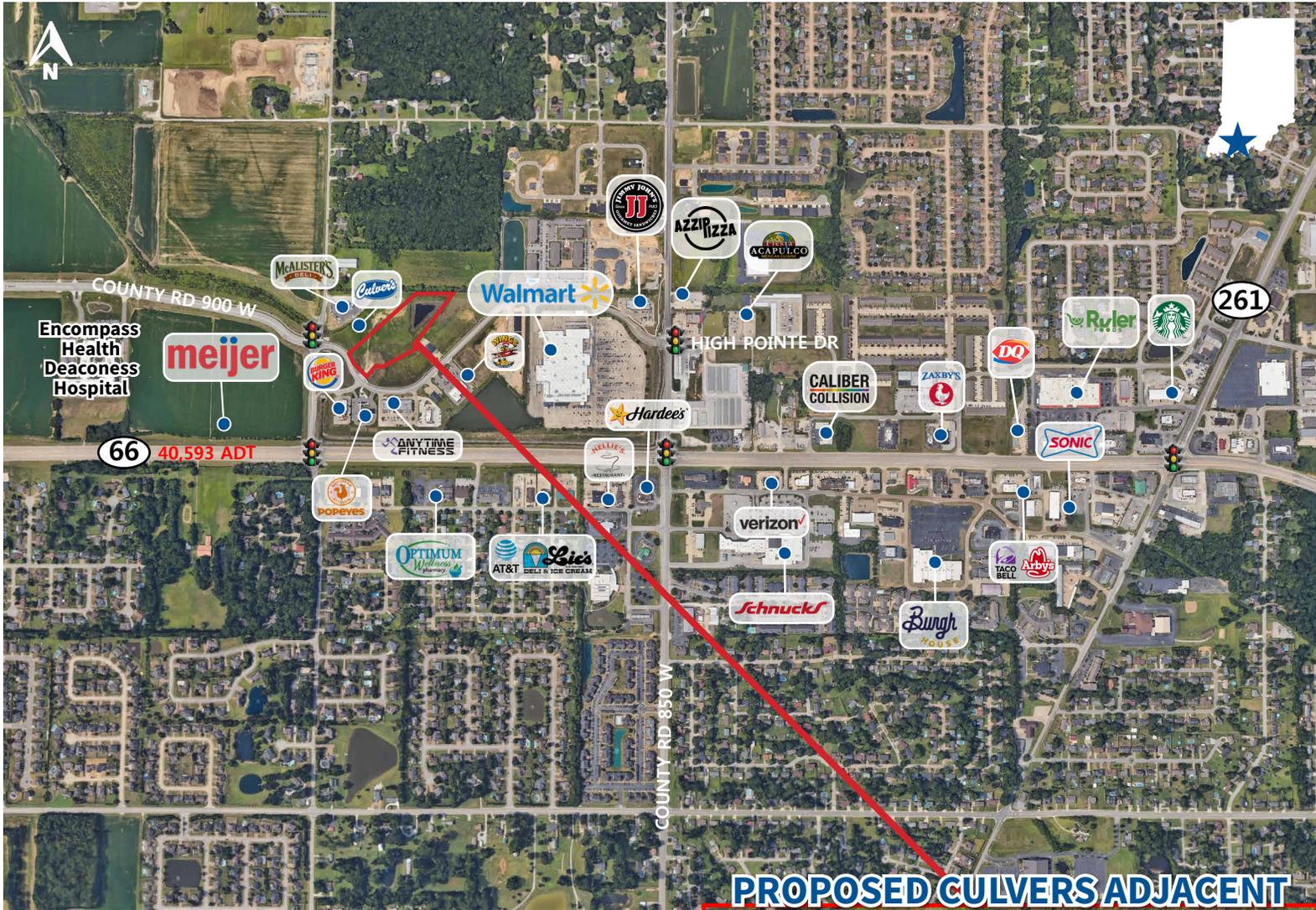


# PARCEL AVAILABLE ADJACENT TO NEW CULVERS

5.12 ACRES | FOR SALE, GROUND LEASE OR BUILD TO SUIT

VERITAS  
REALTY

8950 High Pointe Drive, Newburgh, Indiana 47630



**PROPOSED CULVERS ADJACENT**

## PROPERTY HIGHLIGHTS:

- Opportunity to purchase land in the high income suburb of Newburgh, IN within the Evansville, IN MSA
- 5.12 AC Parcel Available for Sale, Ground Lease or BTS
- Shadow anchored by Walmart, Deaconess Hospital and a future Meijer
- Join McAlister's Deli, proposed Culver's, Burger King, Penn Station, Popeye's and more.
- Access to over 40,000 cars per day along State Road 66



CONTACT: **John Holloway**

T: 317.472.1800

E: John@VeritasRealty.com

**Shannon Hunt**

T: 317.737.2060

E: Shannon@VeritasRealty.com

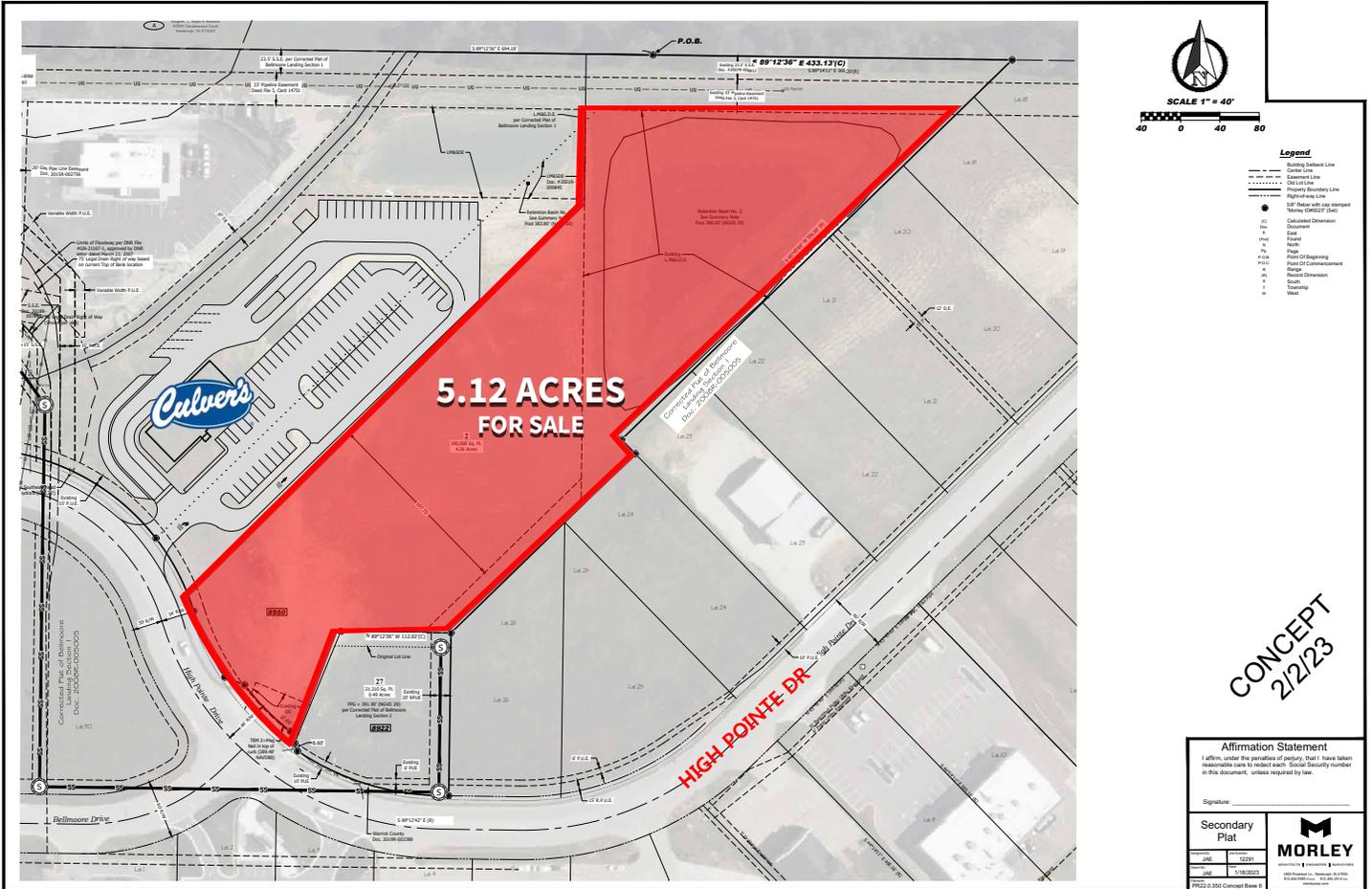
**FOR  
SALE**

www.VeritasRealty.com

# PARCEL AVAILABLE ADJACENT TO NEW CULVERS

5.12 ACRES | FOR SALE, GROUND LEASE OR BUILD TO SUIT

SITE PLAN



DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
Population:	39,196	70,124	192,558
Households:	15,473	29,714	80,560
Avg. HH Income:	\$121,577	\$99,532	\$83,926

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