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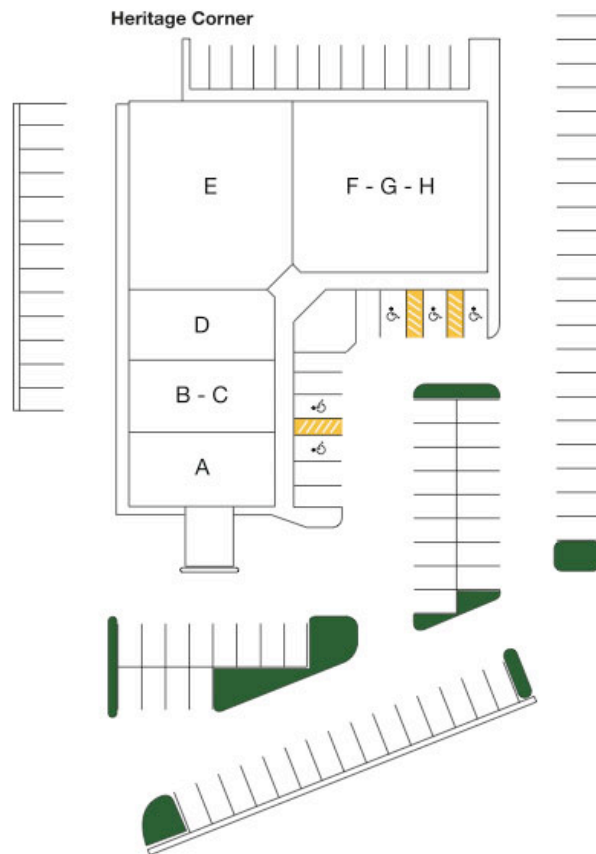
**NEWLY CONSTRUCTED PRIME RETAIL SPACE
IN HIGH TRAFFIC LOCATION**

Heritage Corner is located on US 31 within one block of I-465 on the south side of Indianapolis, Indiana. Over 65,000 people reside within a 3-mile radius with an annual household income of nearly \$50,000. This area boasts a traffic count of nearly 72,000 vehicles per day.

Current tenants of Heritage Corner include Huntington Bank, Subway and the Crazy Street Bar.

This center is on the west side of US 31, making it a convenient stop for commuters returning home from work. A stoplight makes for easy access in and out of the center.

- ✓ **One block south of I-465**
- ✓ **Located at major intersection with stoplight**
- ✓ **New construction**
- ✓ **End cap available**



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OUR CURRENT TENANTS INCLUDE:

- | | |
|-------------------------|---|
| A: Huntington Bank | E: Crazy Street Bar |
| B-C: Subway | F-G-H: AVAILABLE (6,220 SF
divisible down to 1,200 SF;
end cap available) |
| D: AVAILABLE (1,618 SF) | |