

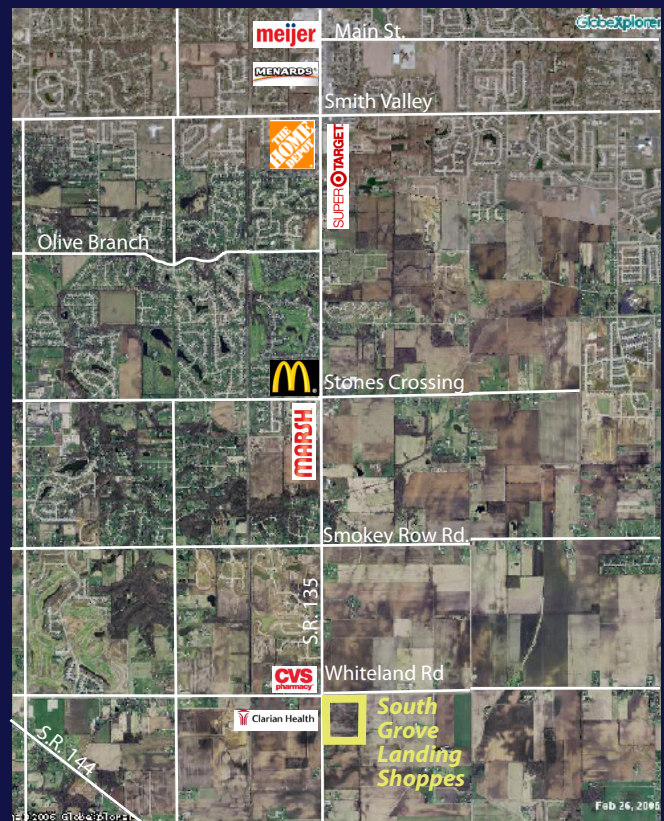
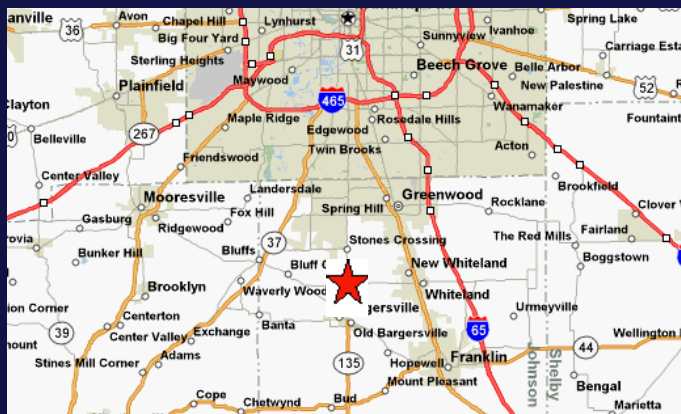
FOR LEASE

SOUTH GROVE LANDING SHOPPES

State Rd 135 & Whiteland Rd • Bargersville, IN



- Retail space for lease
- 25,300 sq. ft. available
- Daily traffic counts:
Whiteland Rd: 11,108
State Rd. 135: 13,119
- Adjacent to Clarian Health
- Tenant occupancy available now
- Center Grove School District



Sales & Leasing

Ed Troha

317.538.2804 (c)
317.422.9000 (o)
edtroha@welbournerealty.com
www.welbournecompanies.com



WELBOURNE

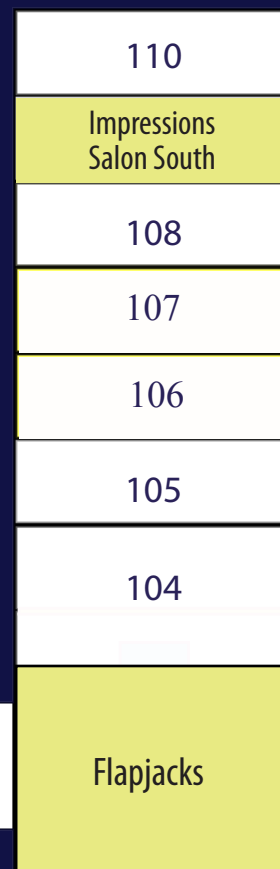
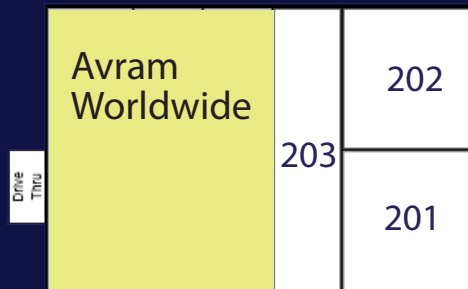
COMPANIES

COMMERCIAL DEVELOPMENT
CONSTRUCTION
PROPERTY MANAGEMENT

SOUTH GROVE LANDING SHOPPES

State Road 135 & Whiteland Road

| Suite | Status | Sq. Ft. |
|-------|-----------|---------|
| 101 | Leased | 1587 |
| 102 | Leased | 1600 |
| 103 | Leased | 1600 |
| 104 | Available | 1600 |
| 105 | Available | 1600 |
| 106 | Available | 1600 |
| 107 | Available | 1600 |
| 108 | Available | 1600 |
| 109 | Leased | 1600 |
| 110 | Available | 1600 |
| 201 | Available | 1600 |
| 202 | Available | 1600 |
| 203 | Available | 1600 |
| 204 | Leased | 1600 |
| 205 | Leased | 1600 |
| 206 | Leased | 1933 |



3 miles 5 miles

Population

| | | |
|------|--------|--------|
| 2000 | 9,455 | 50,041 |
| 2005 | 10,291 | 56,234 |
| 2010 | 11,249 | 62,424 |

Households

| | | |
|------|-------|--------|
| 2000 | 3,263 | 17,840 |
| 2005 | 3,609 | 20,213 |
| 2010 | 3,999 | 22,522 |

Income

| | | |
|-------------------------|----------|----------|
| Avg. Household Income | \$98,688 | \$80,011 |
| Median Household Income | \$81,919 | \$66,996 |
| Per Capita Income | \$34,612 | \$28,859 |

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