



Ultra Highland

Indianapolis Blvd (Rt 41) & Ridge Rd (Rt 6)
8301-8501 Indianapolis Blvd
Highland, IN 46322

Metro Area: Chicago-Naperville-Arlington Heights, IL

Center Type: Community

GLA: 166,727

LEASING CONTACT

Alex Conner

P. 404.692.7765

C. 404.764.6563

E. aconner@dlcmgmt.com

PROPERTY HIGHLIGHTS

- Located 1 mile south of I-80/I-94 and 30 miles southeast of Chicago
- At the intersection of U.S. Rt 41 (Indianapolis Blvd) and U.S. Rt 6 (Ridge Rd)
- Tenants include World Gym, CosmoProf and Avenue
- Excellent visibility from Indianapolis Blvd, along with a highly-visible pylon sign
- Walmart Supercenter is now open near Cabela's
- Traffic Count of 42,000 VPD

MAJOR TENANTS



DEMOGRAPHICS

	1 MI	3 MI	5 MI
POPULATION	9,908	95,295	214,864
HOUSEHOLDS	4,108	37,830	82,914
AVG HH INCOME	\$81,942	\$77,784	\$69,955

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This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.



AVAILABLE SPACES

13	9,200 SF
16	2,000 SF
22	113,124 SF
23	4,500 SF

CURRENT TENANTS

14	Big Daddy K's Fireworks	3,000 SF	18	Dennis Uniforms	1,800 SF	25	Johnny Rockets Fireworks	6,000 SF
15	Cosmo Prof	3,000 SF	19-21	Bar 41	9,186 SF			
17	Highland Cleaners	1,000 SF	24	Dollar Tree	10,000 SF			