

COMMERCIAL / RETAIL SITES

I-65 & Whitestown Parkway Whitestown, IN 46075



MIDLAND ATLANTIC
PROPERTIES



PROPERTY OVERVIEW

+/- 7 acres available for sale, lease or build-to-suit located along I-65 and Whitestown Parkway. This site is adjacent to a new 300,000+/- square foot retail development, Shoppes at Whitestown, anchored by Hobby Lobby, Burlington Coat Factory, TJ Maxx, Ulta, Ross Stores and others.

PROPERTY HIGHLIGHTS

- +/- 7 Acre Anson Development: Sites Available For Sale, Lease or Build-to-Suit
- Outlot Available
- Site Offers Excellent Interstate Visibility and Multiple Interstate Pylon Signage Opportunities
- Whitestown is One of the Fastest Growing Communities in Indiana
- New Shared Access Road Recently Completed
- All Utilities and Storm Water Retention Systems in Place

DEMOGRAPHICS 3 MILES 5 MILES

	3 MILES	5 MILES
Total Population	16,827	38,882
Average HH Income	\$148,267	\$155,517
Businesses	465	1,438
Employees	4,570	10,447

TRAFFIC COUNTS

Whitestown Parkway	25,269
Interstate 65	84,777



MIDLAND ATLANTIC PROPERTIES

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DEVELOPMENT • BROKERAGE • ACQUISITIONS • MANAGEMENT

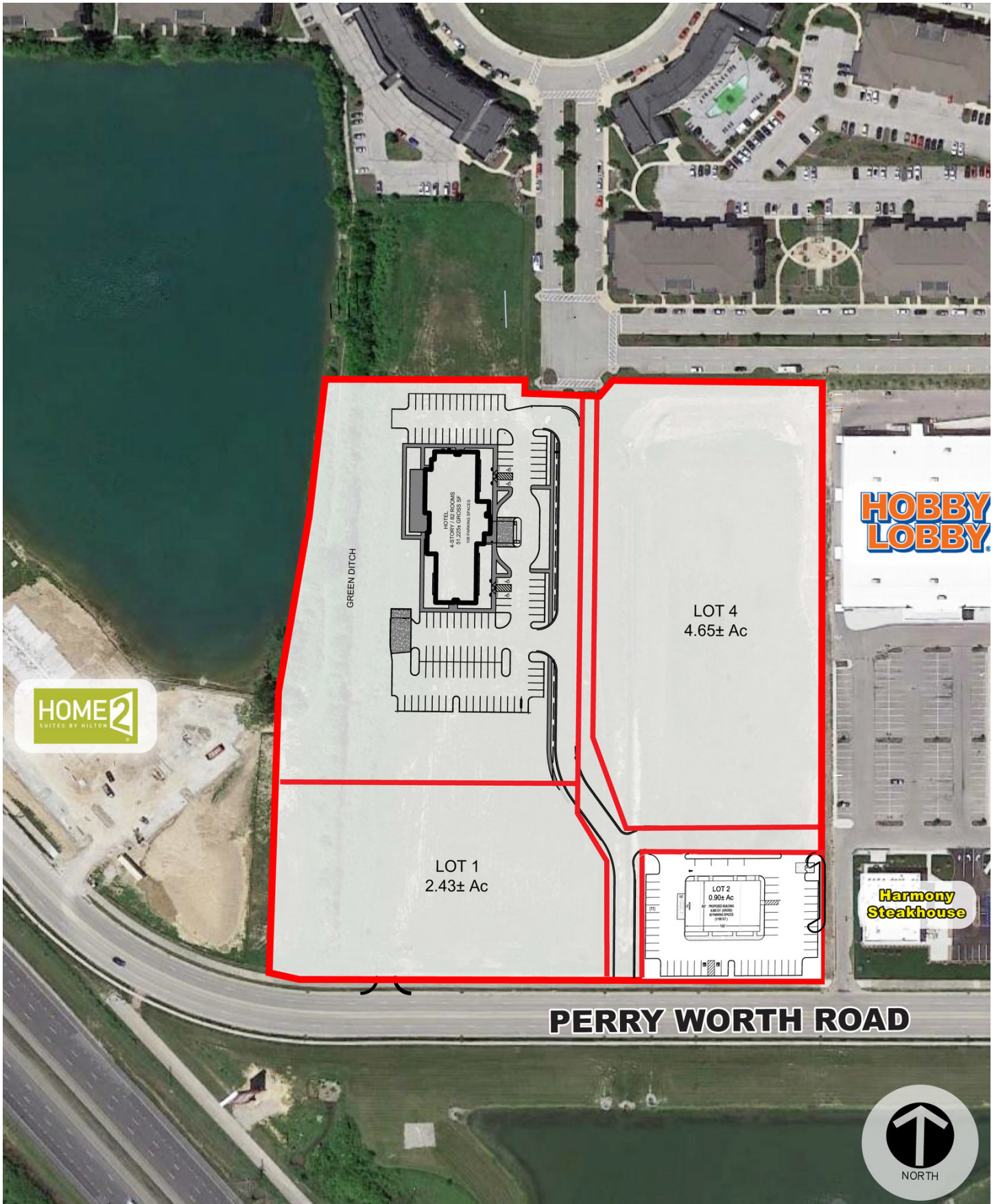
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MAURER COMMONS

135-acre redevelopment project is to include a 220,000 square foot youth sports facility with outdoor fields and water park, as well as residential, retail, hotel and medical office components. It is projected to be complete by late 2022 or early 2023.

250 Apartments
& 75 For Sale Units

Homefield
Development

Little League
Headquarters



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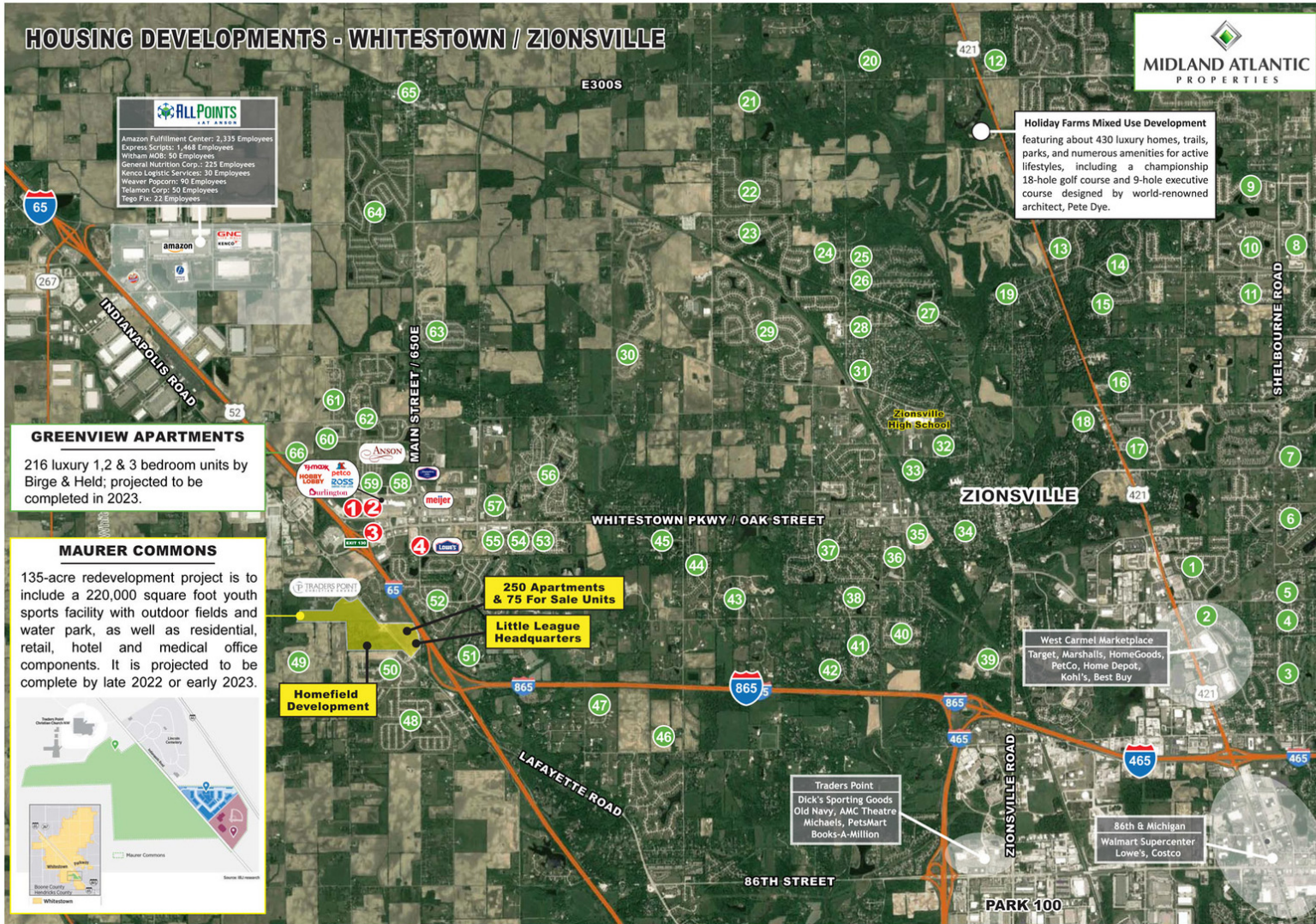


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MAP #	DEVELOPMENT NAME	UNITS / LOTS TOTAL	UNITS / LOTS SOLD	AVERAGE PRICE
1	The Westons	370	370	\$150,000 - 300,000
2	Ashbrooke	122	122	\$300,000 - 500,000
3	Shelbourne Green	335	335	\$150,000 - 300,000
4	Huntersfield	50	50	\$500,000
5	English Oaks	50	45	\$500,000
6	Bridlebourne	66	62	\$500,000 - 2,500,000
7	Long Branch	300	300	\$300,000 - 500,000
8	Aberdeen Bend	100	100	\$150,000 - 300,000
9	Longridge Estates	180	98	\$300,000 - 500,000
10	Hayden Run	100	70	\$150,000 - 300,000
11	Claybourne Estates	100	70	\$150,000 - 300,000
12	The Willows	242	151	\$155,000 - 475,000
13	Brittany Chase	300	300	\$300,000 - 500,000
14	Willow Ridge	300	300	\$1,000,000
15	Austin Oaks	300	300	\$500,000 +
16	Hunter Glen	125	125	\$190,000 - 225,000
17	Cass Estates	70	31	\$150,000 - 250,000
18	Lost Run Farm	21	17	\$1,000,000 - 5,000,000
19	Ravinia	49	49	\$500,000 +
20	St. Clair Estates	50	50	\$500,000 +
21	Woods on Huddersfield	11	11	\$500,000 +
22	Rock Bridge	217	212	\$250,000 - 350,000
23	The Preserve at Spring Knoll	257	257	\$300,000 - 500,000
24	Smith Meadow	58	58	\$500,000 +
25	Cedar Bend	123	123	\$150,000 - 300,000
26	Pleasantview	14	12	\$1,000,000
27	Villa Francesca	23	2	\$500,000 - 1,000,000
28	Buttendon Farm	47	47	\$300,000 - 500,000
29	Cobblestone Lakes	418	418	\$300,000 - 500,000
30	Hampshire	244	19	\$300,000 - 500,000
31	Mulberry Place	16	16	\$300,000 - 500,000
32	Bloor Woods	24	24	\$150,000 - 300,000
33	Benderfield	11	11	\$500,000 +
34	The Hawthornes	300	300	\$150,000 - 500,000
35	Manchester Square	141	141	\$200,000 - 500,000
36	Hunt Club	13	13	\$500,000 +
37	Thornhill	191	191	
38	Clifden Pond	50	50	\$500,000 +
39	Vonterra	57	39	\$325,000 - 500,000
40	Huntington Woods	100	100	\$300,000 - 500,000
41	Fox Hollow	100	100	\$500,000 - 1,000,000
42	Irishman's Run	104	104	\$1,000,000 - 3,000,000
43	Oldfield	37	21	\$280,000 +
44	The Enclave	117	117	\$300,000 - 550,000
45	Shannon Springs	16	4	\$800,000 +
46	Copper Ridge	37	37	\$200,000 - 300,000
47	Cheval De Selle	19	15	\$500,000 +
48	Eagle's Nest	549	549	\$200,000 +
49	Golf Club of Indiana	571	0	
50	Westwood Landing	204	39	\$250,000 - 400,000
51	Old Hunt Club	20	20	\$500,000 +
52	Royal Run	700	700	\$350,000 - 2,000,000
53	Blackstone	100	100	\$300,000 - 400,000
54	Maple Grove	91	89	\$200,000 +
55	The Villas by Watermark	266	266	Rentals
56	Stonegate	349	315	\$150,000 - 300,000
57	Westhaven	182	182	Rentals
58	Townhomes at Anson	73	73	\$150,000 - 250,000
59	The Boulevard at Anson	293	293	Rentals
60	The Woodlands	360	93	Rentals
61	Edmonds Creek	107	107	\$180,000 - 225,000
62	Clark Neighborhoods at Anson	468	264	\$180,000 - 350,000
63	Harvest Park	300	130	\$190,000 - 250,000
64	Walker Farms	1100	750	\$100,000 - 175,000
65	Legacy Core	250	0	
66	Greenview Apartments	216	0	Rentals
TOTAL		13,430	10,218	

1 SITES AVAILABLE FOR SALE, LEASE OR BUILD-TO-SUIT

OUTLOTS • RETAIL
HOTEL • ENTERTAINMENT
MEDICAL • OFFICE

2 THE SHOPPES AT WHITESTOWN
300,000 Square Foot New Retail Development



3 THE SHOPPES AT ANSON



4 THE MARKETPLACE AT ANSON

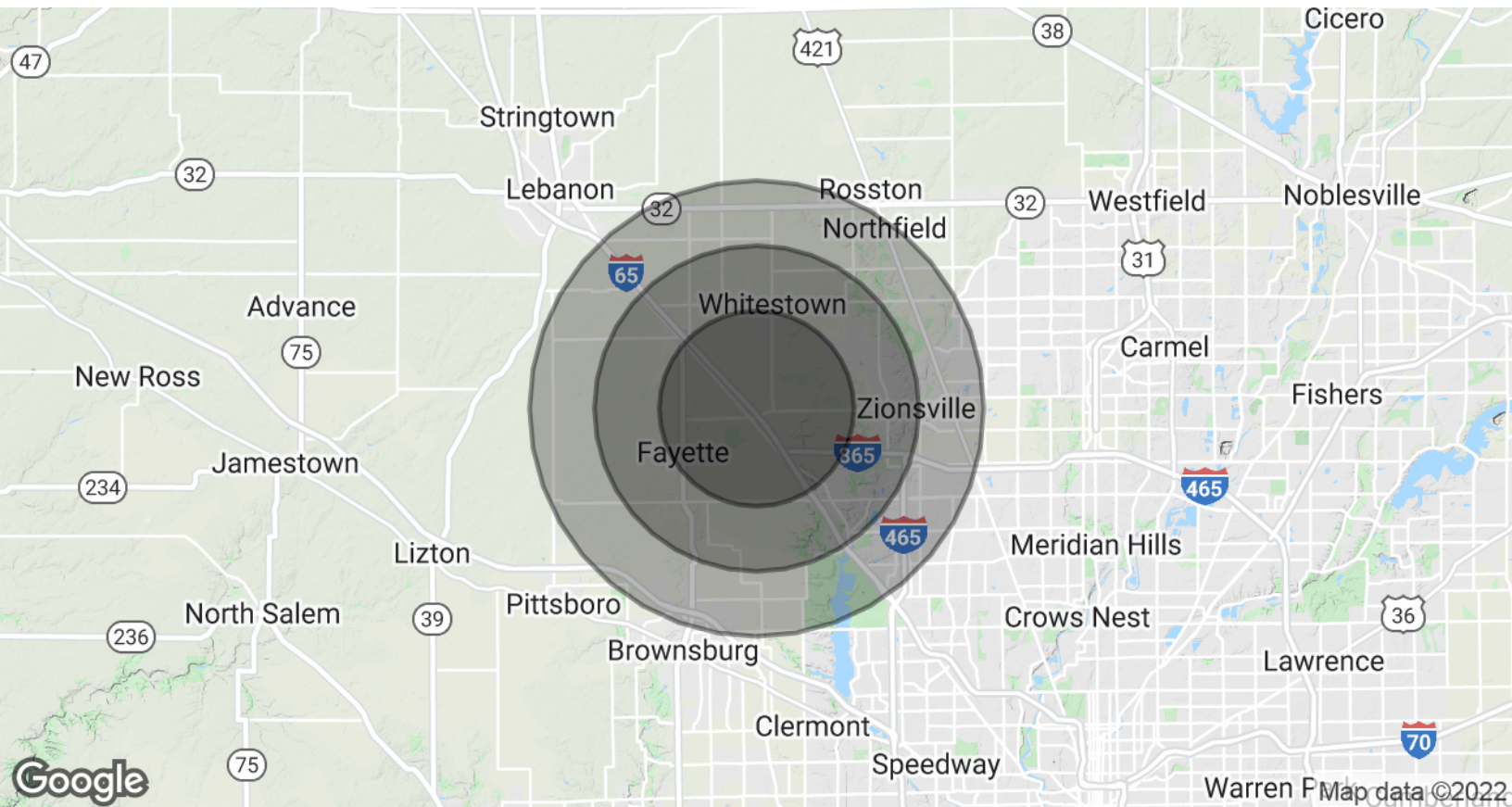


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POPULATION & HOUSING

	3 MILES	5 MILES	7 MILES
Total Population	16,827	38,882	74,294
Projected Annual Growth (2021-2026)	3.9%	2.3%	2.2%
Total Households	6,010	14,004	26,563
Median Home Value	\$283,773	\$319,200	\$325,689

INCOME & BUSINESS

	3 MILES	5 MILES	7 MILES
Average HH income	\$152,570	\$148,267	\$155,517
Daytime Population (16+ years)	7,785	19,305	72,074
Total Businesses	465	1,438	4,214
Total Employees	4,570	10,447	54,705

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