




FOR LEASE UNIVERSITY SHOPPES

4155 SOUTH EAST STREET | INDIANAPOLIS, IN 46217



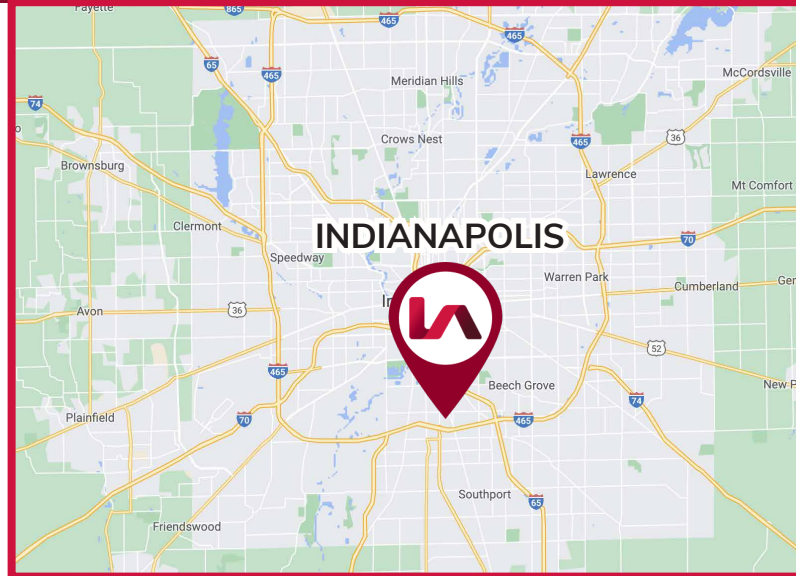
LISTING DETAILS

AVAILABLE SF: 1,600 SF
LEASE RATE: \$35.00/SF, NNN

- Across from Southern Plaza with Kroger  Ross  and AMC 
- 1,600 SF Available
- Vanilla Box Condition
- Signalized Intersection
- Multiple Points of Access
- Tremendous Traffic Counts
- Pylon Signage
- Close Proximity to The University of Indianapolis

TRAFFIC COUNTS

S East St 34,100 VPD
I-465 107,000 VPD



2021 DEMOGRAPHICS

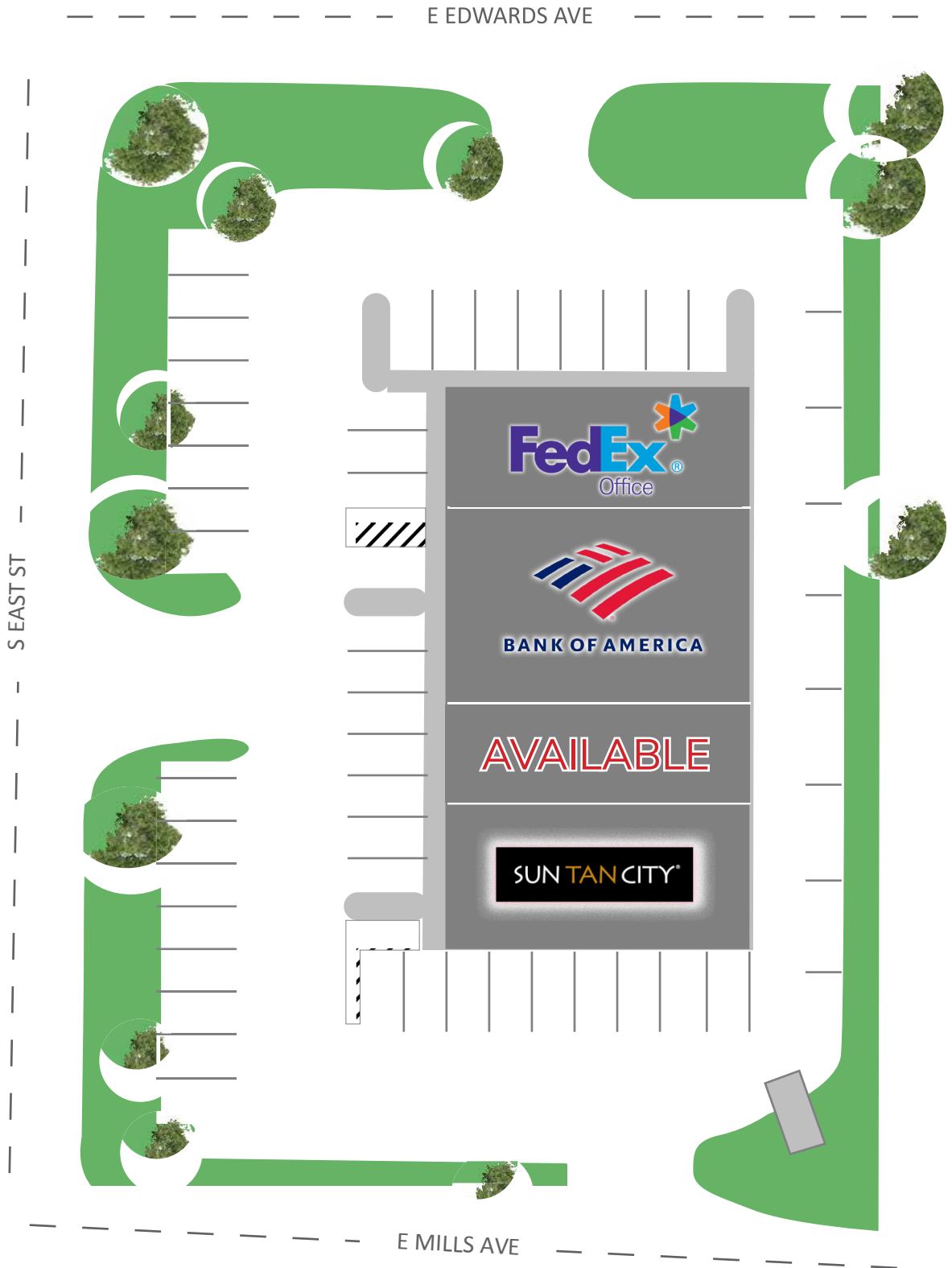
	1-MILE	2-MILE	3-MILE
EST. POPULATION	11,447	35,874	72,771
AVG. HH INCOME	\$53,988	\$53,787	\$58,214
DAYTIME POP.	9,466	27,598	50,233

FOR MORE INFORMATION Scot Courtney | D 317.218.1038 | scourtney@lee-associates.com

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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