

HEARTLAND VILLAGE SHOPPES



PPM

PREMIUM PROPERTY
MANAGEMENT GROUP

8411 Windfall Lane
Camby, IN 46113

PROPERTY INFORMATION

Heartland Village Shoppes is a busy, 11 unit center just off SR-67 with quick access to I-465 and the Indianapolis International Airport. This property is adjacent to Menards and across the street from Meijer and enjoys traffic counts in excess of 34,000 per day. Other nearby national tenants include McDonalds, Bob Evans, White Castle, Applebee's, Starbucks and WalMart. Current tenants of the center include GameStop, Great Clips, Allied Cash Advance, GNC, Dollar Tree, as well as a Mexican restaurant, Asian Buffet and sports bar. The center is 90% occupied.

AREA INFORMATION

Located just a few miles from the southwestern corner of Indianapolis, Camby boasts a rural setting with quick access to the big city for work and play. Picturesque surroundings made Camby a natural choice for two golf courses, the 9 hole Friendswood Gold Course and the new 18 hole Heartland Crossing Golf Links. In fact, Heartland Village Shoppes is just a chip shot away from this beautiful course, as well as the planned community of Heartland Crossing. With a population of over 11,000, Camby has enjoyed growth of 25.9% from 2000 to 2009.

FEATURES

- Traffic counts of over 36,000 per day
- Easy in and out access to State Road 67
- 5 minutes to I-465
- Near Indianapolis International Airport



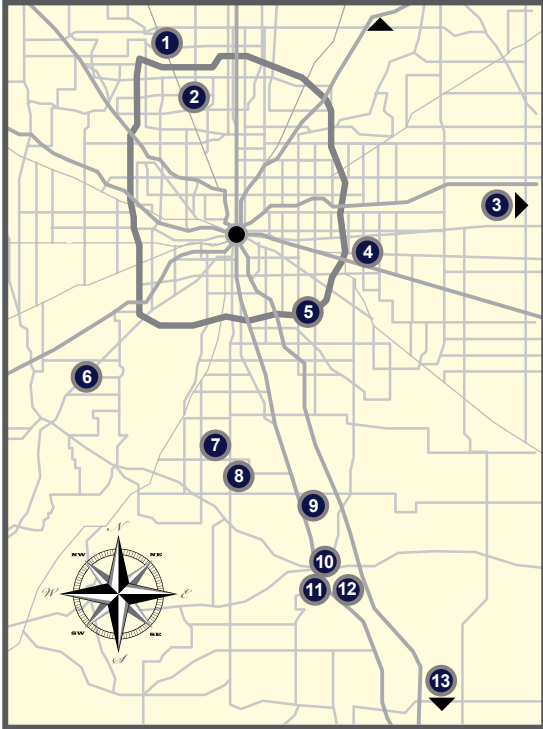
NEED MORE INFORMATION?

Contact Roger Curry, VP of Premium Property Management Group
at 317-691-1675 or roger@rogerscurry.com



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Property List

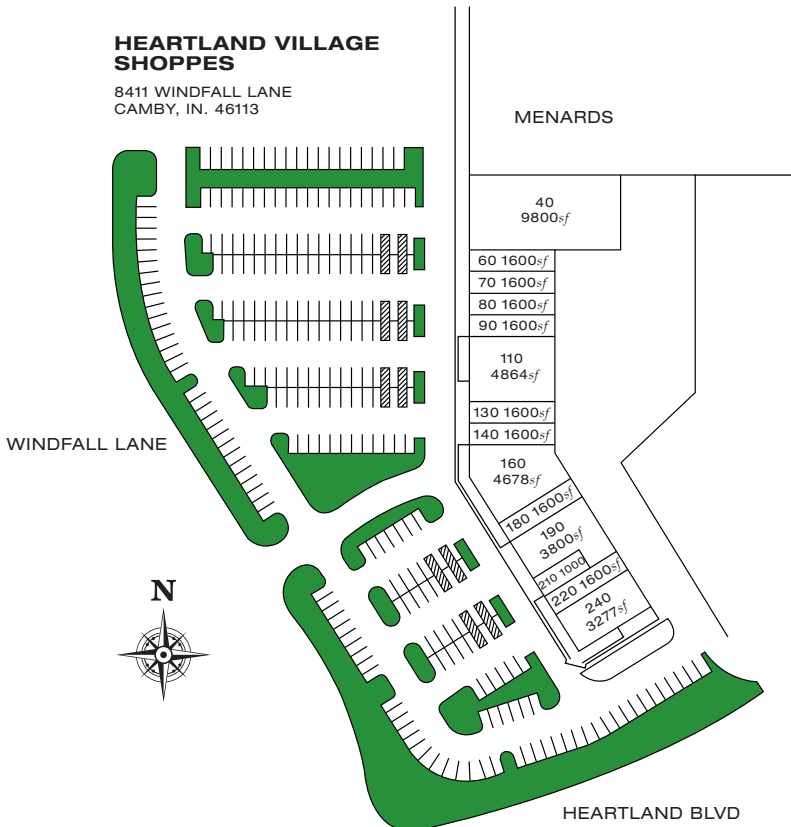


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|--|---|---|
| <p>1. Andrade Industrial
10702 DeAndra Drive
Zionsville, IN 46077</p> <p>2. Michigan Road Plaza
7841 Michigan Road
Indianapolis, IN 46268</p> <p>3. Green Meadows Shopping Center
1556 N State Street
Greenfield, IN 46140</p> <p>4. Brookville Park 52
8366 Brookville Road
Indianapolis, IN 46239</p> <p>5. Elmwood Tech
5555 Elmwood Avenue
Indianapolis, IN 46203</p> | <p>6. Heartland Village Shoppes
State Road 67 South
Mooresville, IN 46113</p> <p>7. Fairview Corners
520 N State Road 135
Greenwood, IN 46142</p> <p>8. White River Landing
205 S. State Road 135
Greenwood, IN 46142</p> <p>9. Whiteland Retail Center
989 S US 31
Whitland, IN 46184</p> <p>10. Franklin Shoppes
1707 N Morton Street
Franklin, IN 46131</p> | <p>11. Canary Creek Shoppes
944 N Morton Street
Franklin, IN 46131</p> <p>12. Canary Creek Meineke
990 N Morton Street
Franklin, IN 46131</p> <p>13. Holiday Center
25th & Williamsburg Way
Columbus, IN 47205</p> |
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For more information on any of our properties, please contact Roger Curry, VP of Premium Property Management Group at 317-691-1675 or roger@rogerscurry.com

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CAMBY, IN. 46113



MENARDS

