



**WOODCREST**  
CAPITAL, LLC

**Elkhart Plaza West**  
1200 - 1252 N Nappanee St | Elkhart IN

**LEASING**  
**(817) 927-0050**

**Restaurant**  
**Retail**  
**Office**  
**Medical**

**AVAILABLE**  
**1,200 - 4,680 SF**  
**8,450 SF**



- 81,651 SF Center
- Elkhart County, Indiana
- Large Parking Field
- Superb Visibility & Access

Type	PSF
NNN's	TBD
Lease Rates	Call for Rates

Traffic Counts	
N Nappanee St	27,099 VPD
I-90	23,826 VPD



Demographics	1-mile*	3-mile	5-mile
Population	5,174	49,631	102,884
Households	2,029	18,483	38,203
Average HH Income	\$52,380	\$53,597	\$64,812

\* 1, 3, and 5 mile radius data provided by CoStar Group, 2023 dataset.

\*\* Traffic Count (VPD) data provided by CoStar Group, 2022 dataset.

**Woodcrest Capital, LLC**  
3113 South University Drive, Suite 600  
Fort Worth, TX 76109

*The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.*

**(817) 927-0050 | woodcrestcapital.com**

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