



58,022 SF Grocery Box

500 S. Buffalo Street Warsaw, IN 46580



FOR LEASE

Property Highlights

- 58,022 SF vacant grocery box on 5.44 acres available for lease
- Freestanding former grocery store with small shop space
- 2 docks, fully sprinklered
- 233 parking spaces
- Outparcel opportunities
- Warsaw is home to Zimmer, Biomet & DePuy, known as the "Ortho Capital of the World"



SQ FT
58,022



TRAFFIC
17,167 VPD



LOCATION
Signalized
Corner

Demographics

	3 mile	5 mile	10 mile
Population	23,710	35,496	54,354
Households	8,938	13,195	20,500
Daytime Pop	37,145	44,134	57,566
Med HH Income	\$59,395	\$63,207	\$65,105

IN COOPERATION WITH:



Bryan Chandler Lic #: RB14027408
Name: Eclipse Real Estate, Inc.
Lic #: CO10400057

Clay Craft ccraft@retailspecialists.com 205.516.3204

Sid Knight sid@retailspecialists.com 205.370.0249

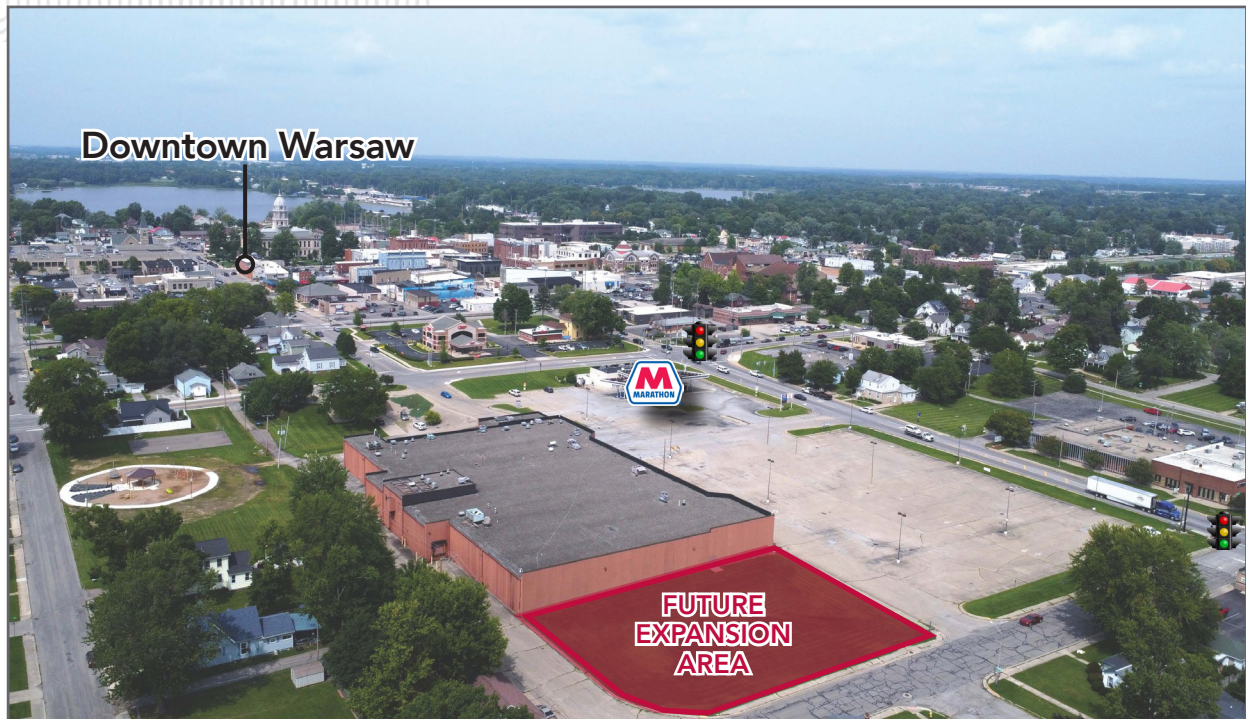


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Property Photos



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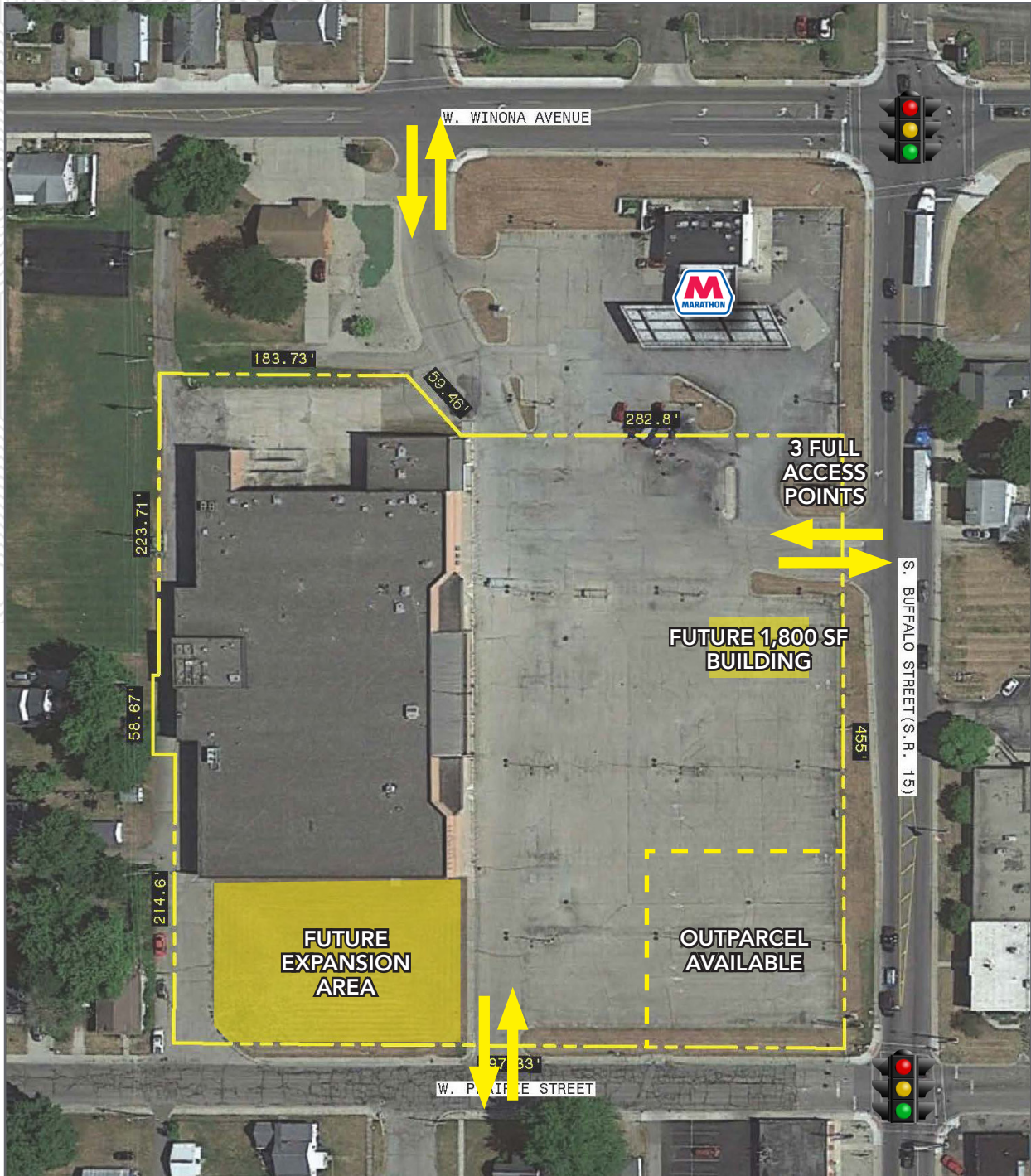


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Site Plan



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