

West Washington

West Washington Street, Indianapolis, Indiana

Gateway to Plainfield - West Washington is located on West U.S. 40 (Washington Street), the gateway to Plainfield and Hendricks County - one of Indiana's fastest growing commercial and residential communities. This property's close proximity to the Indianapolis International Airport makes it an attractive site for transportation-reliant business. Interstate I-465 is one-half mile east of the site. Access to I-70 and Indianapolis International Airport are within one mile. Interstate I-65 is seven miles north via I-465.

GLA: 102,875

Anchor Tenants: Goodwill Industries

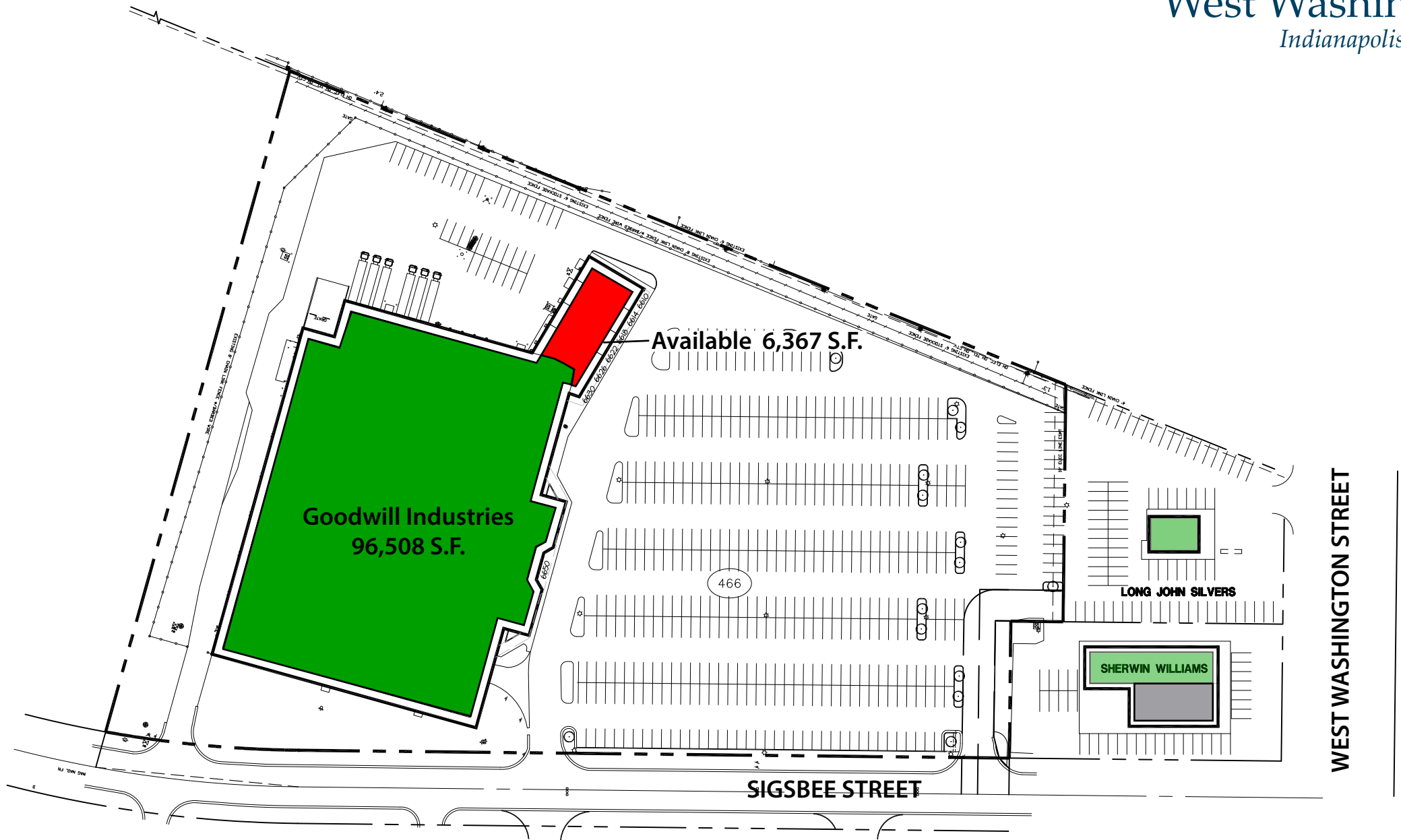
Traffic Counts: 55,846 West Washington Street west of I-465

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Site Data

Total Building Area

TOTAL BLDG AREA 102,875 S.F.

Parking Spaces

PARKING RATIO IS ASSUMED: 1 SPACE/250 SF OF BLDG

TOTAL PARKING REQ'D 412 SPACES
TOTAL PARKING PROVIDED 501 SPACES

NOTE:

THIS SITE PLAN IS SCHEMATIC AND IS PROVIDED TO SHOW APPROXIMATE ACREAGE AND LOCATIONS OR SIZES OF A BUILDING (OR BUILDINGS) THAT WILL FIT ON THIS SITE. CHANGES MAY BE REQUIRED ONCE A FINAL SURVEY WITH CURRENT BOUNDARIES, EASEMENTS, RIGHT-OF-WAYS AND DIMENSIONS OR AFTER FINAL ZONING REVIEW IS COMPLETED.

THE INFORMATION CONTAINED HEREIN IS BELIEVED TO BE CORRECT AND IS OBTAINED FROM SOURCES WE REGARD AS RELIABLE. WE ASSUME NO LIABILITY FOR ERRORS OR OMISSIONS HEREIN. ALL DIMENSIONS ARE APPROXIMATE.



Schematic Site Plan

SCALE: 1" = 50'

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Demographic & Income Summary

| | 3 Miles | 5 Miles | 10 Miles |
|---------------------------------|----------------|----------------|-----------------|
| Daytime Population | 74,055 | 181,783 | 751,829 |
| Population | 58,776 | 157,428 | 607,067 |
| Households | 21,118 | 59,108 | 231,365 |
| Average Household Size | 2.6 | 2.6 | 2.5 |
| Average Household Income | \$48,615 | \$52,245 | \$60,525 |
| Median Household Income | \$37,986 | \$40,673 | \$44,113 |
| Per Capita Income | \$18,388 | \$19,862 | \$23,759 |

