

1802 ROBIN HOOD BLVD., SCHERERVILLE, IN 46375



For more information, please contact:

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NOTTINGHAM SQUARE

1802 Robin Hood Blvd., Schererville, IN 46375



PROPERTY DESCRIPTION

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Office space located directly on US 30. within a mile of the US 30 and 41 intersection. Building is on a corner lot at a stop light intersection. Very high traffic count. Turnkey offices ranging in size from 800sf to 1800sf. Adjacent units can be combined to make 2400sf. Full Service lease with utilities included. Landlord is offering three months gross rent abatement for two year+ leases

LOCATION DESCRIPTION

Located on the south side of US 30 at the intersection of 30 and Robin Hood Blvd. Within a mile of US 30 and 41 intersection. The surrounding area is primarily retail with a mix of office buildings and residential subdivisions nearby as well.

Schererville is a town in St. John Township, Lake County, Indiana, United States. The population was 29,243 at the 2010 census.



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EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: 700 - 2,427 SF

Lease Rate: \$17.00 SF/yr (Full Service)

Building Size: 11676 SF

PROPERTY HIGHLIGHTS

- Turnkey office space
- Landlord currently offering 3 months gross rent abatement for a 2+ year lease
- Multiple Adjacent units can be combined for over 2400sf
- High traffic count and located at a stop light intersection
- Within a mile of the most trafficked intersection in Lake County, US 30 and 41
- Full Service lease with utilities included



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LEASE SPACES



LEASE INFORMATION

Lease Type:	Full Service	Lease Term:	Negotiable
Total Space:	700 - 2,427 SF	Lease Rate:	\$17.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Nottingham Square Suite 7	-	793 SF	NNN	\$11.00 SF/yr	-
Nottingham Square Suite 8	Available	1,436 SF	Full Service	\$17.00 SF/yr	-
Nottingham Square Suite 4	-	700 - 1,800 SF	Full Service	\$17.00 SF/yr	-
Nottingham Square Suite 4B	Available	700 - 1,800 SF	Full Service	\$17.00 SF/yr	-
Nottingham Square Suite 5	-	558 SF	NNN	\$11.00 SF/yr	-
Nottingham Square Suite 3	Available	800 SF	Full Service	\$17.00 SF/yr	-
Nottingham Square Suite 1	Available	1,413 SF	Full Service	\$17.00 SF/yr	-
1802 Robinhood Blvd Suite 5 and 6	Available	2,427 SF	Full Service	\$17.00 SF/yr	-

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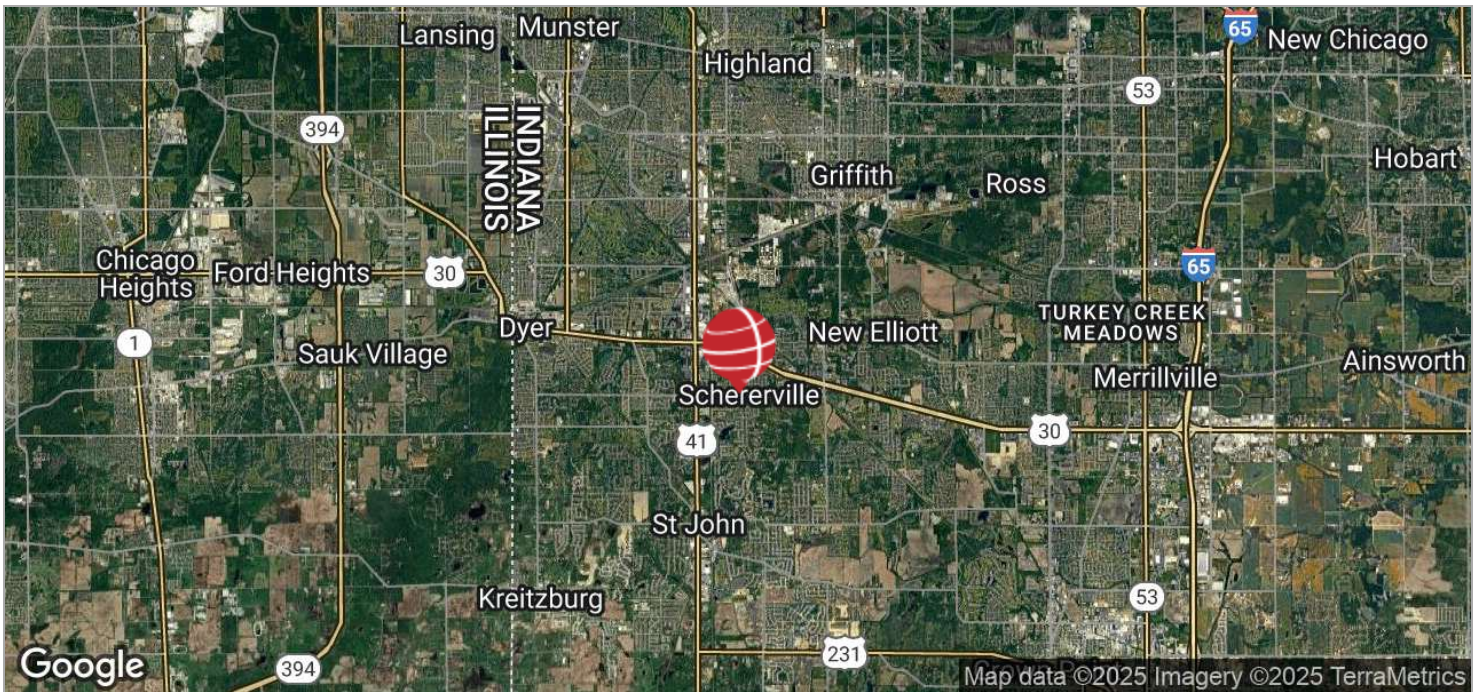
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LOCATION MAPS



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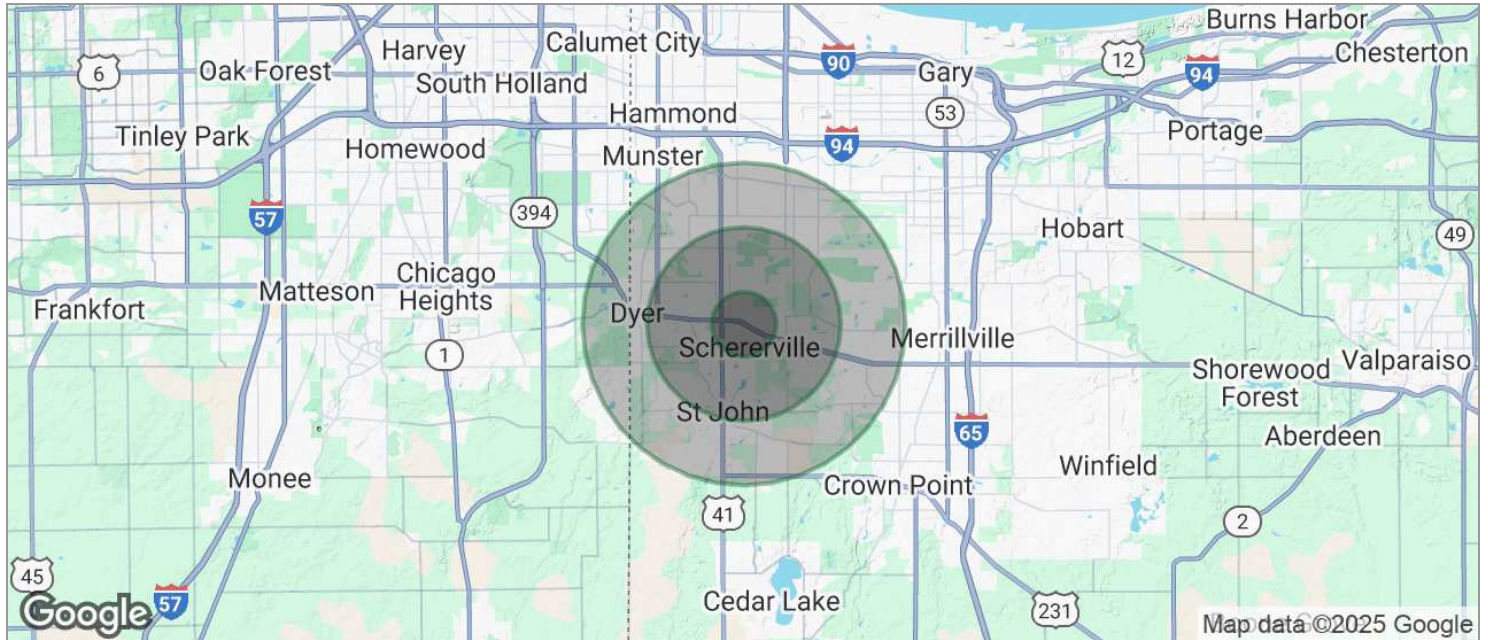
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DEMOGRAPHICS MAP



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	5,634	46,160	148,795
MEDIAN AGE	37.7	40.5	39.9
MEDIAN AGE (MALE)	36.2	39.2	38.5
MEDIAN AGE (FEMALE)	40.0	42.3	41.6
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	2,227	17,713	55,969
# OF PERSONS PER HH	2.5	2.6	2.7
AVERAGE HH INCOME	\$75,401	\$81,201	\$80,679
AVERAGE HOUSE VALUE	\$216,087	\$225,187	\$211,165

* Demographic data derived from 2020 ACS - US Census

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