

Bonn Building

13578 East 131st Street, Fishers, IN 46037



FOR LEASE

TRAFFIC COUNTS

Olio Road - 20,950 ADT

- 2,680 sf available on second floor
- 1,603 sf on 1st floor available - former Dental Office
- Located in the heart of Saxony, a mixed use community
- Abundant parking
- Easy access to I-69 and Olio Road
- Great location for a Medical, office, retail or restaurant user

CONTACT

McCrea Property Group
for more
information

MARKET DEMOGRAPHICS

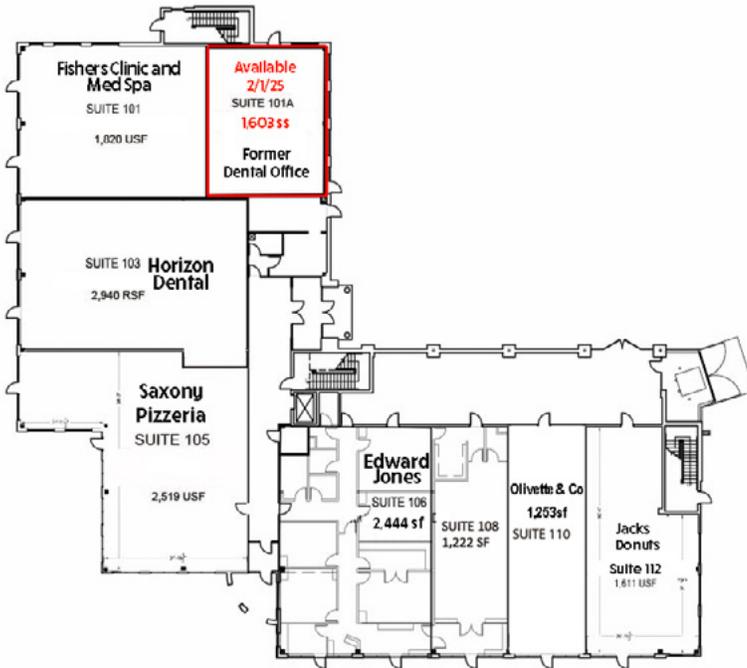
Radius	Population	Income	Households	Daytime Pop
1 Mile	8,830	\$177,032	2,984	3,443
3 Mile	52,308	\$175,159	17,876	10,269
5 Mile	123,682	\$174,807	44,328	31,813

McCrea Property Group, LLC | 301 Pennsylvania Pkwy | Suite 225 | Indianapolis | IN | 46280 | 317.663.8446

This exhibit is provided for illustrative purposes only, and shall not be deemed to be a warranty, representation or agreement by Landlord that the Center, Common Areas, buildings and/or stores will be as illustrated on this exhibit, or that any tenants which may be referenced on this exhibit will at any time be occupants of the Center. Landlord reserves the right to modify the size, configuration and occupants of the Center at any time.

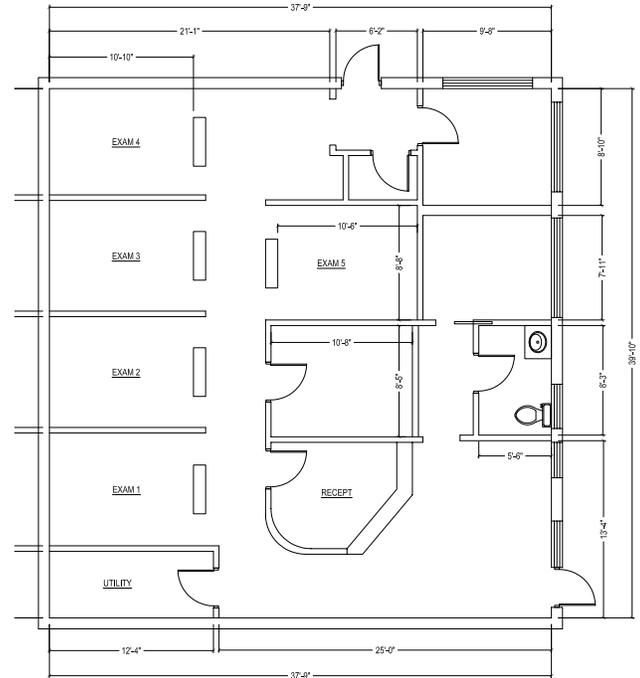
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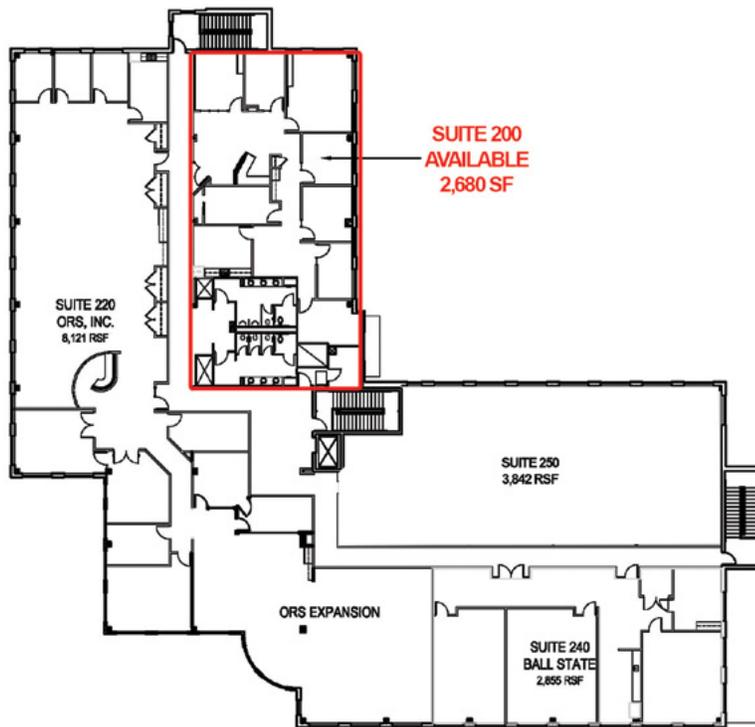
FLOOR PLAN
NOT TO SCALE

Suite 101A



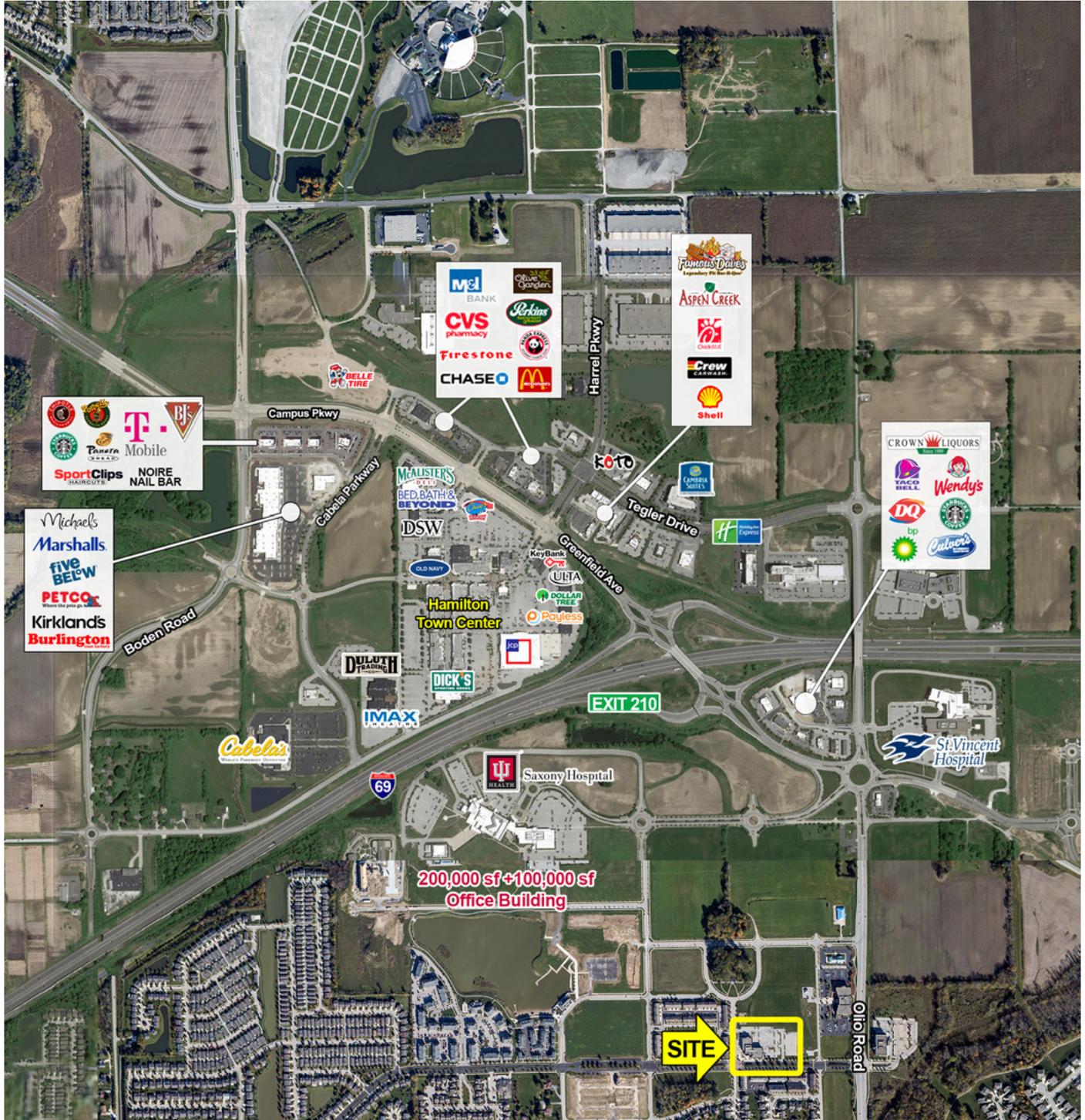
SQUARE FEET = 1,603 SF

UNIT 101A FLOOR PLAN
SCALE: 3/16"=1'-0"



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