

FREESTANDING BUILDING WITH DRIVE-THRU

STARBUCKS | 100% LEASED

VERITAS
REALTY

381 Indian Boundary Rd., Chesterton, IN 46304



100% LEASED:

- 2,584 SF Freestanding Building with Drive-Thru on 0.66 Acres
- +/- 28 Parking Spaces
- Pylon Signage

PROPERTY HIGHLIGHTS:

- High barrier to entry market with first drive thru vacancy in 7+ years
- Rare outlot available in dynamic trade area
- Full access and highly visible to Indian Boundary Rd
- High traffic area surrounded by national retailer & restaurants
- I-94 traffic counts exceed 55,000 daily with INDOT signage available

DEMOGRAPHICS



1 MILE



3 MILE



5 MILE



10 MILE

Population:	3,556	20,435	31,003	151,510
Households:	1,419	8,126	12,153	57,992
Daytime Pop:	4,548	16,190	22,803	106,901
Avg. HH Income:	\$112,492	\$99,788	\$97,567	\$87,269

CONTACT:

Jamison Downs

T: 317-472-1800

E: Jamison@VeritasRealty.com

**FOR
LEASE**

www.VeritasRealty.com

FREESTANDING BUILDING WITH DRIVE-THRU

STARBUCKS | 100% LEASED

SITE PLAN



28 PARKING SPACES

2,584 SF

0.66 AC

Indian Boundary Rd 14,406 VPD

FREESTANDING BUILDING WITH DRIVE-THRU

STARBUCKS | 100% LEASED

AERIAL
SITE



FREESTANDING BUILDING WITH DRIVE-THRU

STARBUCKS | 100% LEASED

MARKET
AERIAL



Information within this brochure has been obtained from sources believed reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. Prospective tenant and tenant representatives must verify the information and bears all risk for any inaccuracies as it relates to property and market information.

CONTACT: **Jamison Downs**
 T: 317-472-1800
 E: Jamison@VeritasRealty.com

VERITAS
 REALTY
 www.VeritasRealty.com

CHAINLINKS
 RETAIL ADVISORS

FREESTANDING BUILDING WITH DRIVE-THRU

STARBUCKS | 100% LEASED

PROPERTY
PHOTOS



CONTACT:

Jamison Downs

T: 317-472-1800

E: Jamison@VeritasRealty.com

VERITAS
REALTY

www.VeritasRealty.com