

FOR LEASE > OFFICE / RETAIL / MEDICAL SPACE



Gateway Business Center

RONALD REAGAN PKWY & STAFFORD RD, PLAINFIELD, IN



Front Elevation

Property Highlights

- > Ideal location for:
 - Urgent Care
 - Physical Therapy
 - General Laboratory Services
 - Dialysis Services
 - 24 hour Dental Service
- > 2 Buildings each 10,601 SF
- > Total Available 21,202 SF
- > 2.43 Acre Site
- > Zoned General Commercial
- > Accessible and Identifiable location
- > Less than 1 mile to I-70
- > 1 mile to Indianapolis International Airport
- > Less than 5 miles to I-465
- > Masonry Construction
- > BTS Interior Finishes / Abundant Natural Light
- > Planned parking: 4 auto spaces per 1,000 SF
- > Exterior Signage Available

Side Elevation



DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Population 2010	16,757	80,600	347,533
Projected Population 2019	19,003	89,566	371,407
Median Age	34.2	33.6	34.3
Average Household Income	\$55,721	\$57,394	\$47,797
Total Households	2.67	2.76	2.61

AVERAGE DAILY TRAFFIC COUNT

Stafford Rd & Ronald Reagan Pkwy 33,898 vehicles per day

DEVELOPED BY:



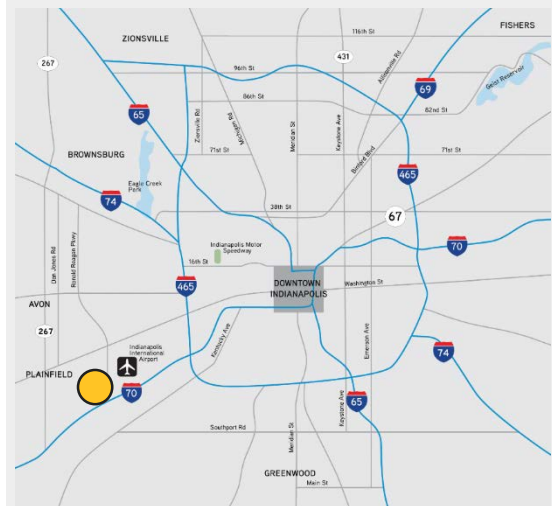
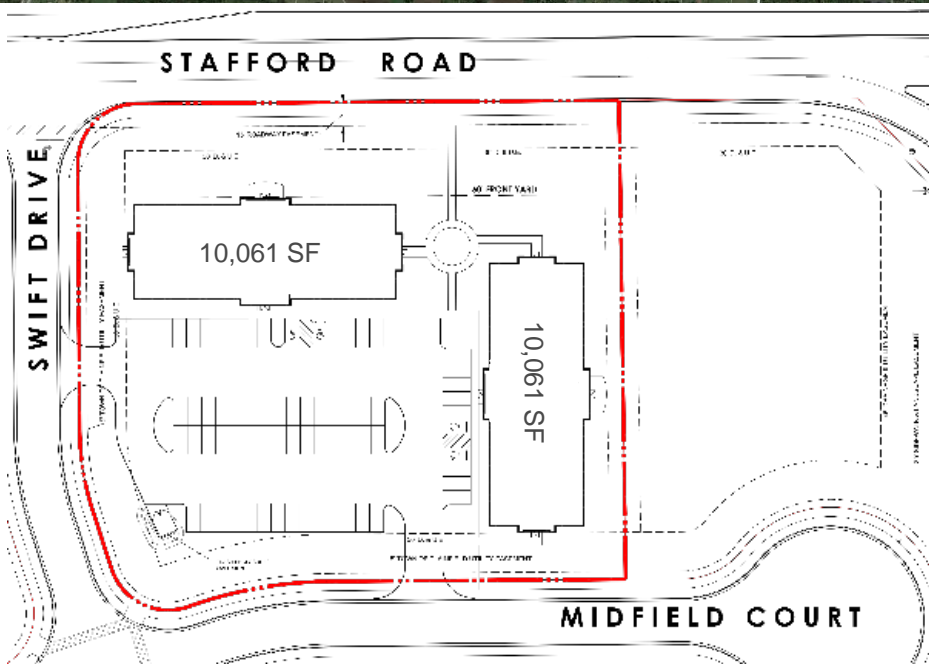
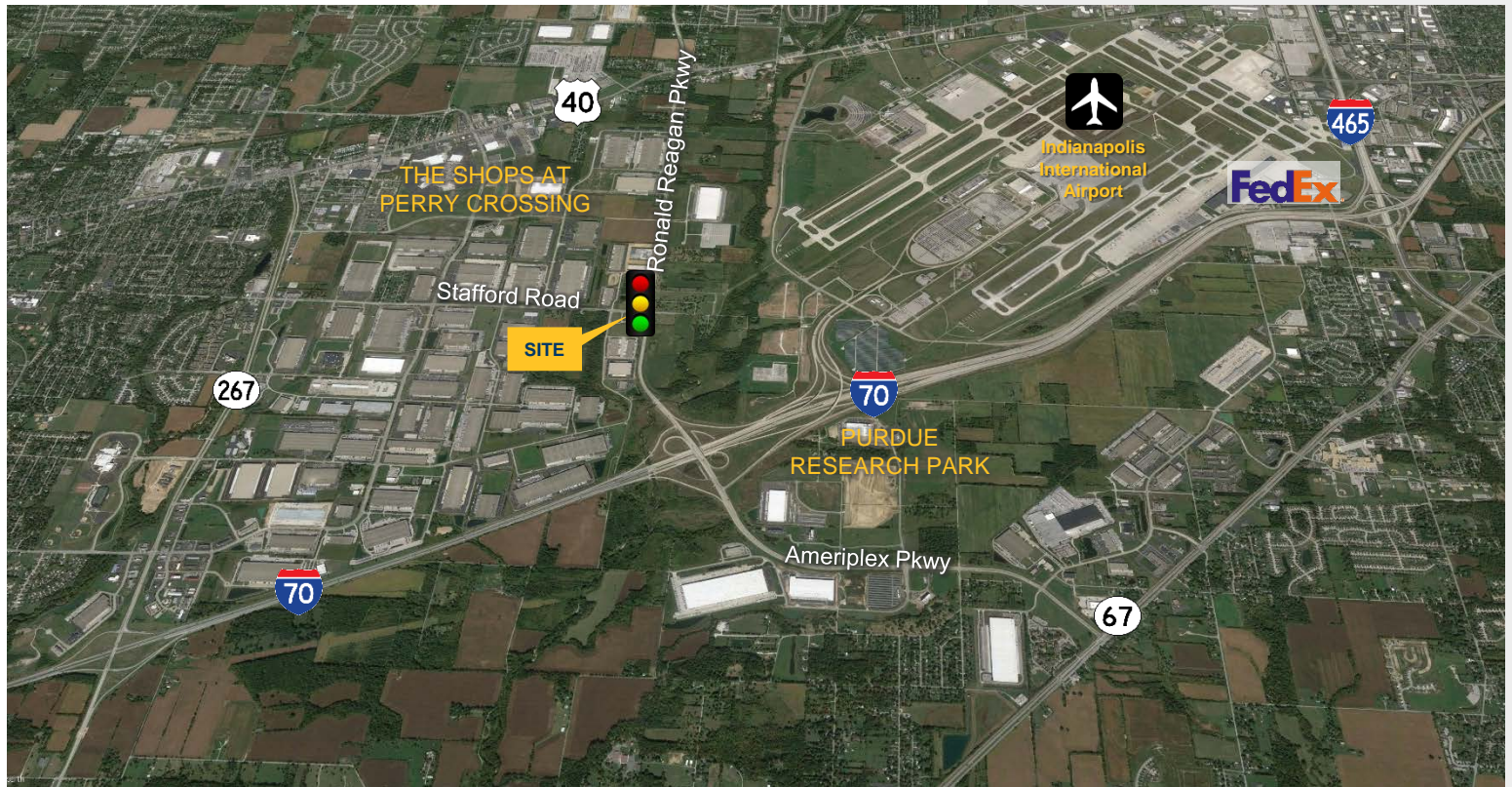
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Aerial Map



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