



# **Ultra Highland**

Indianapolis Blvd (Rt 41) & Ridge Rd (Rt 6) 8301-8501 Indianapolis Blvd Highland, IN 46322 Center Type: Community GLA: 166,727

**Leasing Contact** 

### **Dan Nieman**

888-507-8044 dnieman@dlcmgmt.com

#### **PROPERTY HIGHLIGHTS**

- Located 1 mile south of I-80/I-94 and 30 miles southeast of Chicago
- At the intersection of U.S. Rt 41 (Indianapolis Blvd) and U.S. Rt 6 (Ridge Rd)
- Excellent visibility from Indianapolis Blvd, along with a highly-visible pylon sign
- Walmart Supercenter is now open near Cabela's
- Traffic Count of 42,000 VPD

#### **DEMOGRAPHICS**

|               | 1 MI     | 3 MI     | 5 MI     |
|---------------|----------|----------|----------|
| POPULATION    | 9,636    | 95,603   | 214,336  |
| HOUSEHOLDS    | 3,989    | 38,139   | 83,082   |
| AVG HH INCOME | \$86,531 | \$83,359 | \$74,026 |

#### **MAJOR TENANTS**





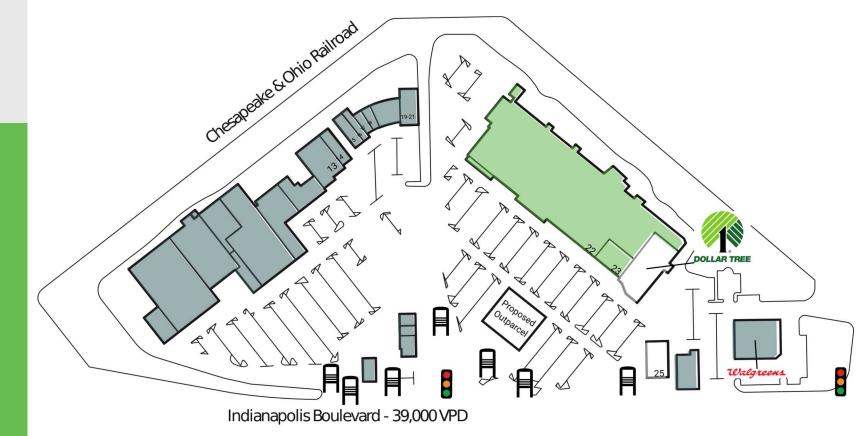
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#### **AVAILABLE SPACES**

22 113,124 SF23 4,500 SF





24

25

Available

Coming Available