

Westover Commons
577 South Dan Jones Road
Avon, Indiana 46123

1,400 SF - 35,000 SF Available for Lease | .5 to 5 Acre Outlots Available for Sale or BTS



Snapshot

Building Size:	19,600 SF
Available:	1,400 SF - 35,000 SF
Land:	5.78 Acres
Zoning:	C-2
Signage:	Building & Monument
Lease Rate:	\$18.25 PSF NNN

Property Details

- 1,400 to 35,000 sq. ft. available for lease
- 0.5 to 5.0 acres outlots available for sale or BTS
- Existing building 19,600 sq. ft.
- End cap with drive-thru or outdoor seating available
- Existing building with outlots for sale
- Located near Avon schools
- Building & Monument signage available
- Abundant parking available
- Located in one of Indiana's fastest growing communities

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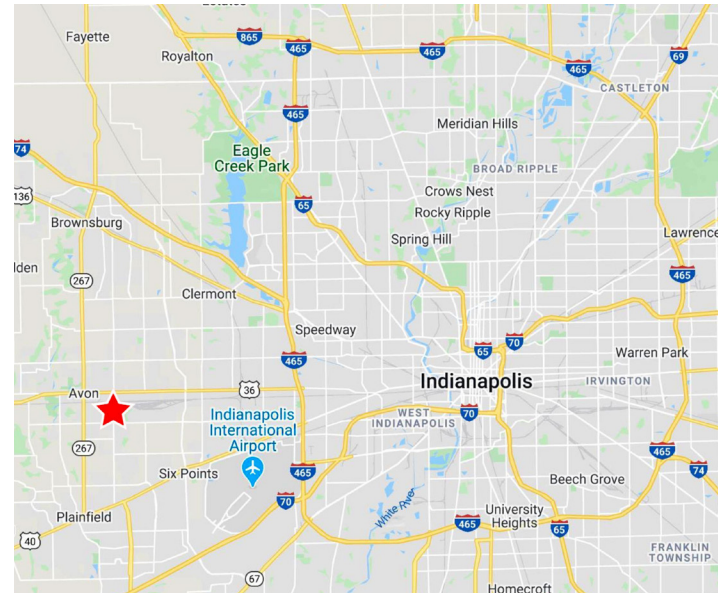
Located on the Main Road Artery Between Avon and Plainfield, IN



Location

Located in front of Preserve of Avon, a new 142 unit apartment community. The Avon High School and Avon Elementary School are within a mile from this site and Dan Jones Road is the main road artery between Plainfield and Avon.

2019 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	5,118	45,799	112,265
NUMBER OF HOUSEHOLDS	1,865	16,663	42,723
MEDIAN HOUSEHOLD INCOME	\$90,512	\$91,359	\$78,942
DAILY TRAFFIC COUNT	21,750 on Dan Jones Rd. 33,119 on Rockville Rd.		



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