

1505 LINCOLNWAY

LAPORTE, IN 46350

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: 1,770 - 6,398 SF

Lease Rate: Negotiable

Building Size: 13,368 SF

PROPERTY OVERVIEW

Strongly visible on the corners of Lincolnway & Teegarden St. with 13368 Sq Ft available

PROPERTY HIGHLIGHTS

Presented By:

Legacy Commercial Property

847-904-9200

info@legacypro.com



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2500 Lehigh Ave
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ADDITIONAL PHOTOS



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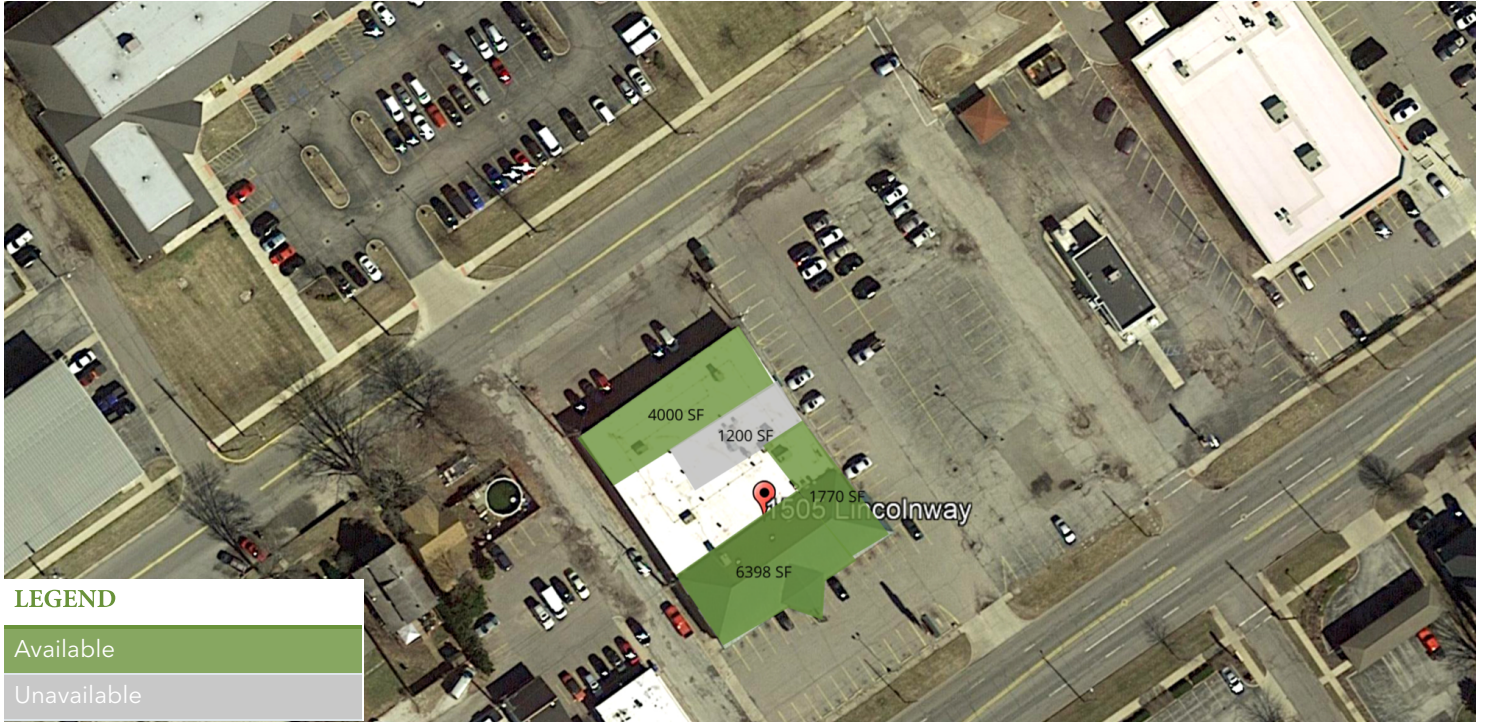
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PLANS



LEGEND

Available

Unavailable

LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,770 - 6,398 SF	Lease Rate:	Negotiable

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
1505 Lincolnway	Available	6,398 SF	NNN	Negotiable	-
1505 LINCOLNWAY1	WOK AND ROLL	1,200 SF		-	-
1505 LINCOLNWAY2	Available	1,770 SF		Negotiable	-
1505 LINCOLNWAY3	Available	4,000 SF		Negotiable	-

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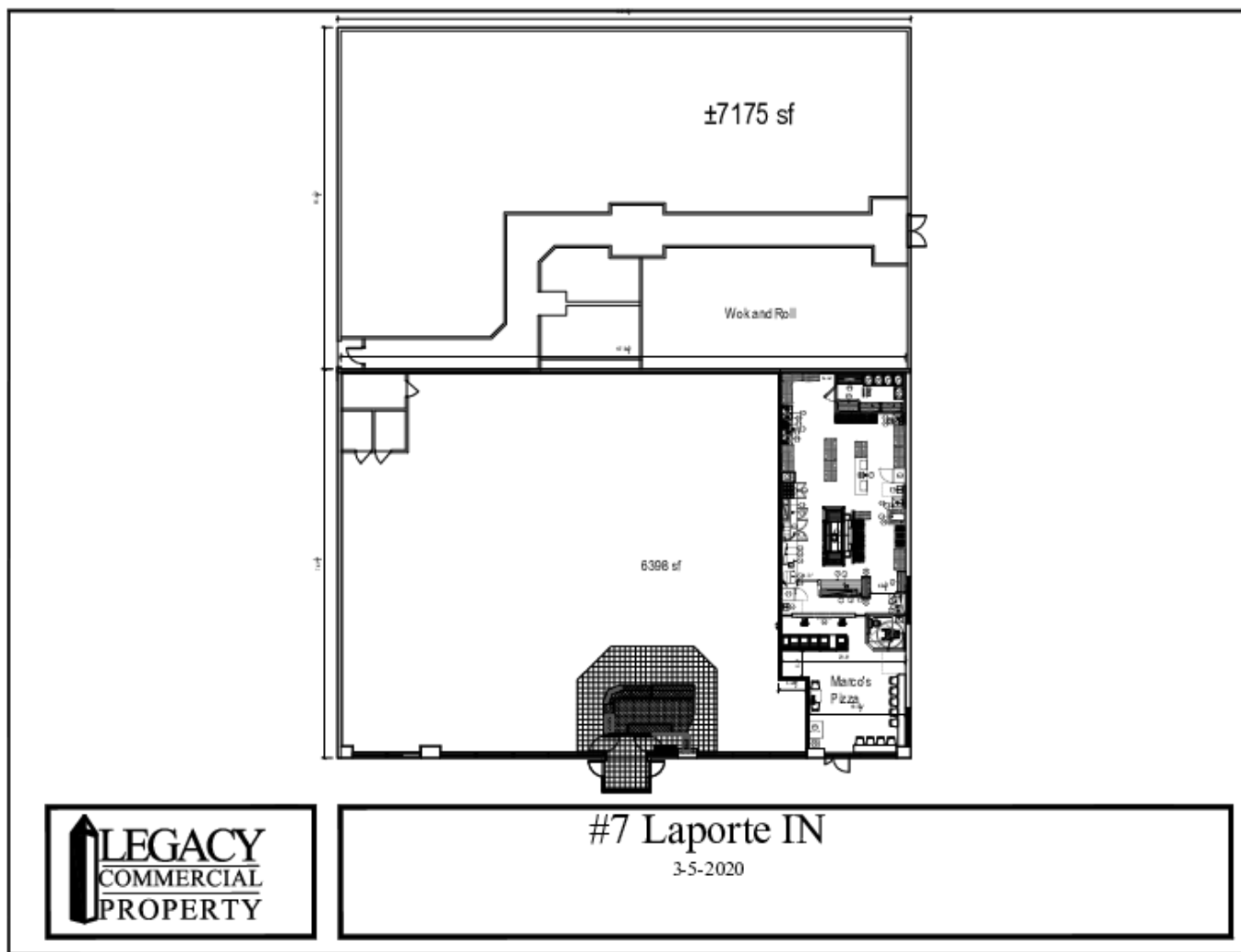
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FLOOR PLANS



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RENT ROLL

TENANT NAME	UNIT NUMBER	UNIT SIZE (SF)
Vacant	D	4,000
Vacant	A	6,398
Marco's Pizza #3569	B	1,770
Wok and Roll	C	1,200
The Robins & Morton Group	PARK	0
Totals/Averages		13,368

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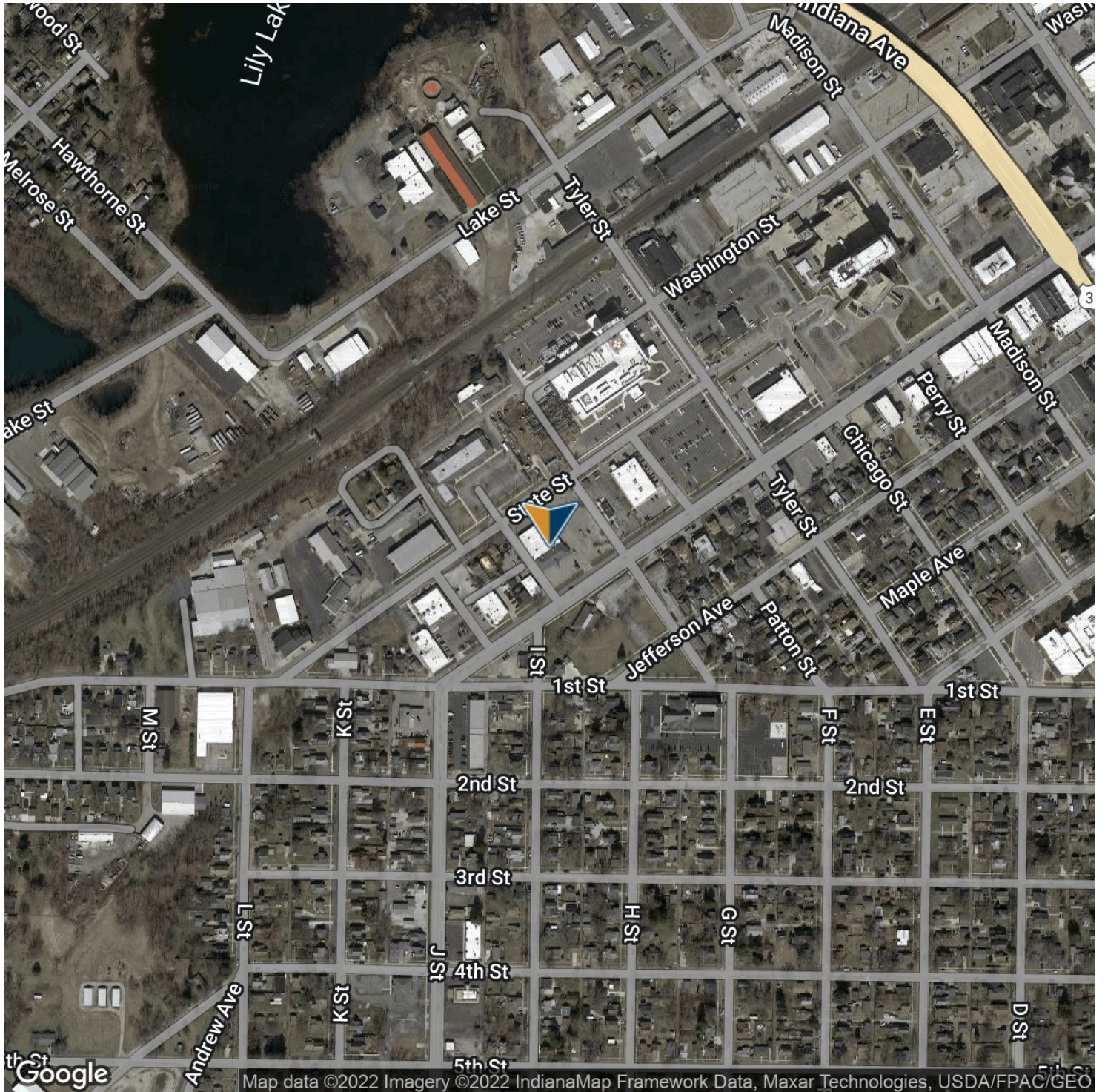
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LOCATION MAPS



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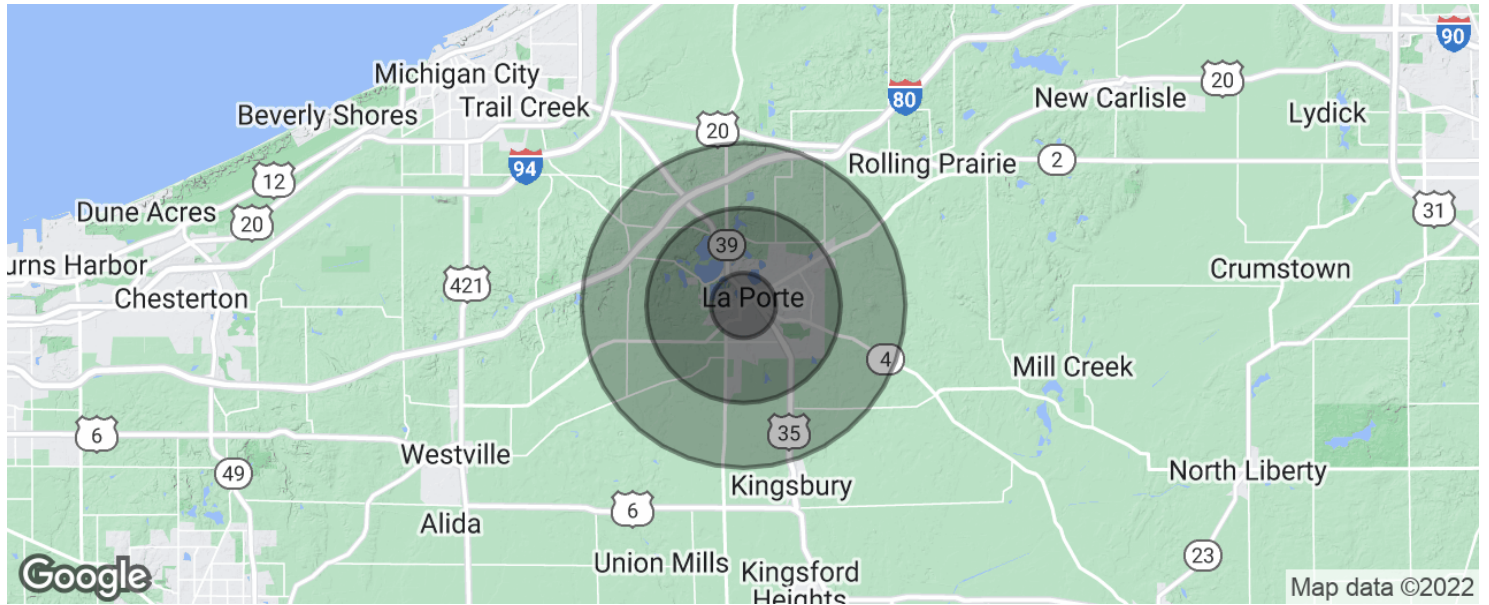
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total population	4,685	21,268	37,449
Median age	34.0	38.9	39.7
Median age (Male)	33.2	37.3	38.1
Median age (Female)	36.1	41.4	42.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	1,774	8,557	15,122
# of persons per HH	2.6	2.5	2.5
Average HH income	\$44,918	\$51,993	\$54,285
Average house value	\$185,334	\$139,290	\$145,092

* Demographic data derived from 2020 ACS - US Census

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