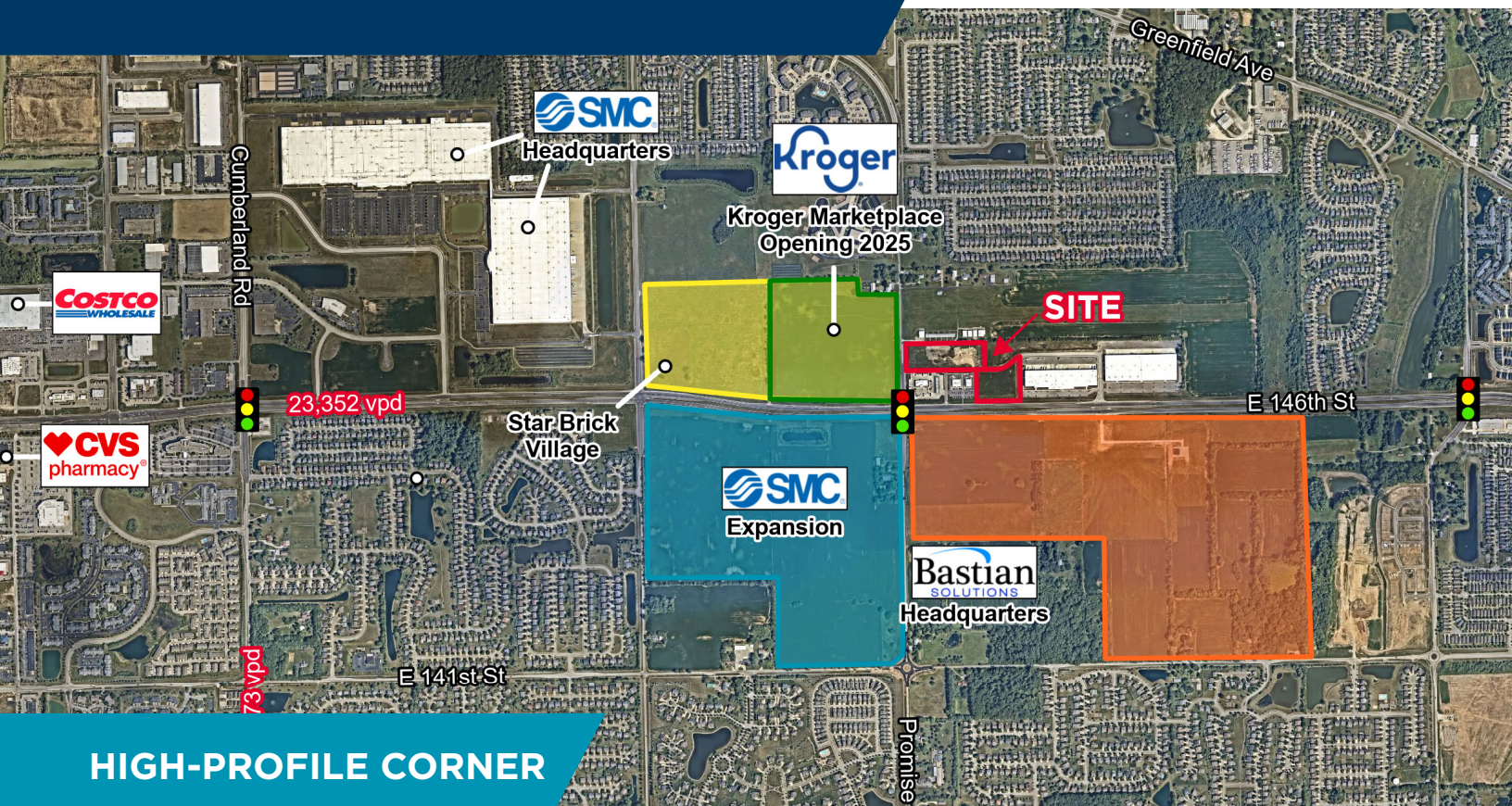
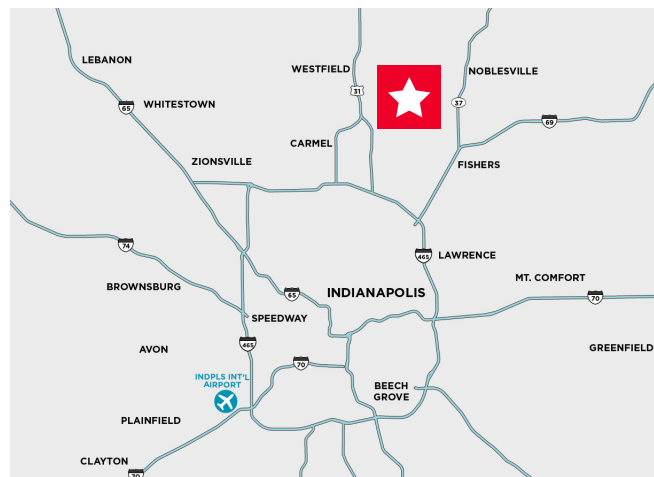


FOR LEASE, SALE OR BTS
NEC 146th St & Promise Rd
11170 E 146th Street/Noblesville



PROPERTY HIGHLIGHTS

- Join the amazing Leo's Market
- Two parcels available (3.6AC and 4.9AC)
- Frontage on 146th Street & Promise Road
- Signalized access
- Surrounded by new commercial and residential development
- Located between Noblesville and Carmel/ Westfield on high-traffic corridor
- All utilities available
- Parcels are zoned for commercial use
- Located across the street from the planned SMC expansion and the new headquarters for Bastian Solutions



Contact

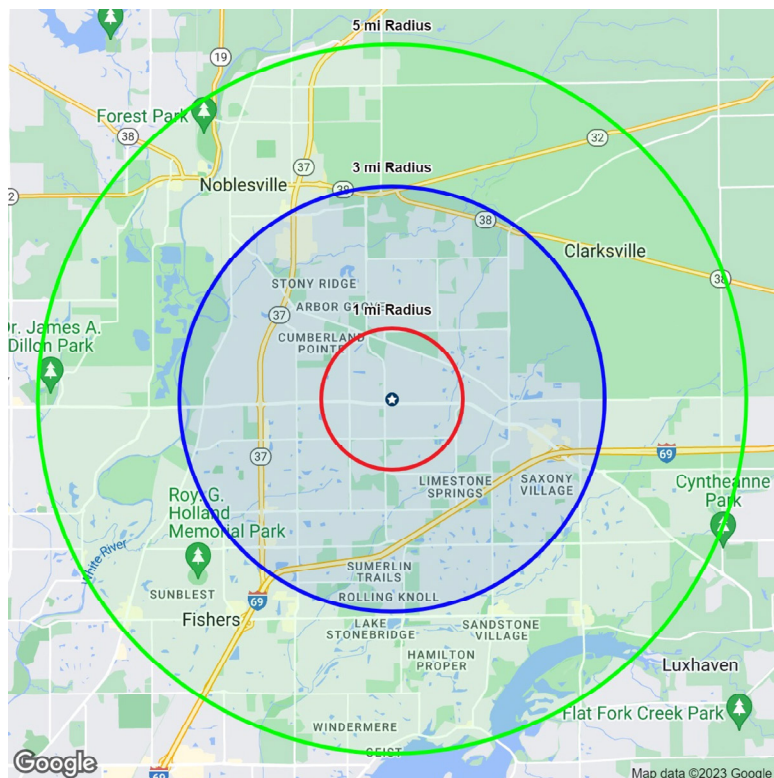
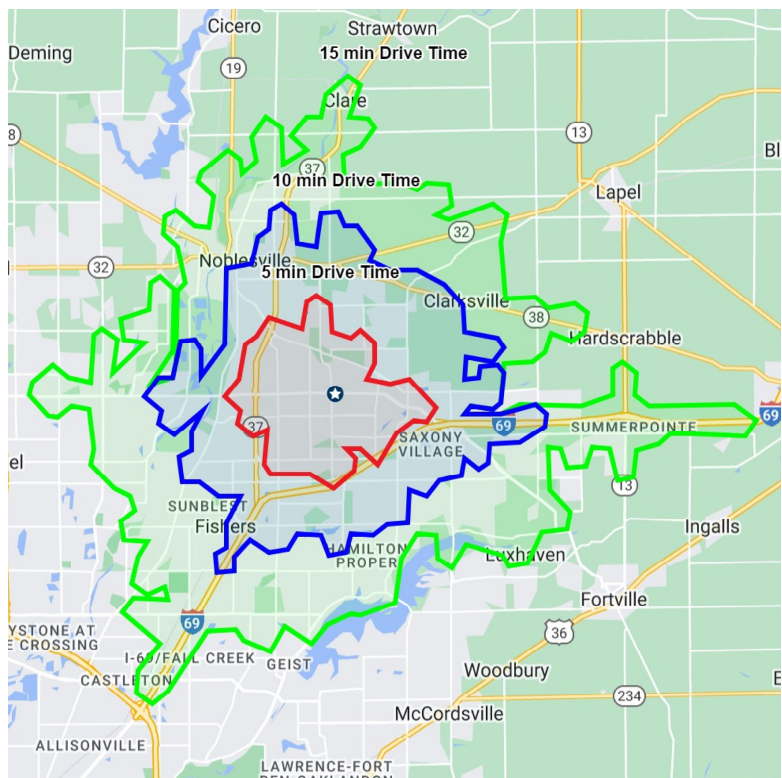
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Aerial



FOR LEASE, SALE OR BTS
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11170 E 146th Street/Noblesville



15-MINUTE DRIVETIME DEMOGRAPHICS

Population	163,861
Avg Household Income	\$149,225
Projected Annual Growth	1.4%
Median Home Value	\$322,990

5-MILE RADIUS DEMOGRAPHICS

Population	138,343
Avg Household Income	\$151,689
Projected Annual Growth	1.5%
Median Home Value	\$320,904

Why Noblesville?



HIGHLIGHTS

- Ranked as the 4th Best Suburb to Live in Near a Large City by Smart Asset
- AA Bond Rating by S&P
- Life Sciences, Health Technologies and Advanced Manufacturing are growing in the community
- Home to the Innovation Mile—close to 600 acres of a live, work, play, engage, and learn community

AMENITIES

- Future home to the Indiana Pacers G-League franchise
- 5th Largest Outdoor Music Venue in the Midwest
- 100+ miles of walking and biking trails
- Recreational waterways: The only city in Hamilton County where the White River flows directly



Contact

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