

**FOR LEASE**

**RETAIL PROPERTY**



## ERSKINE VILLAGE

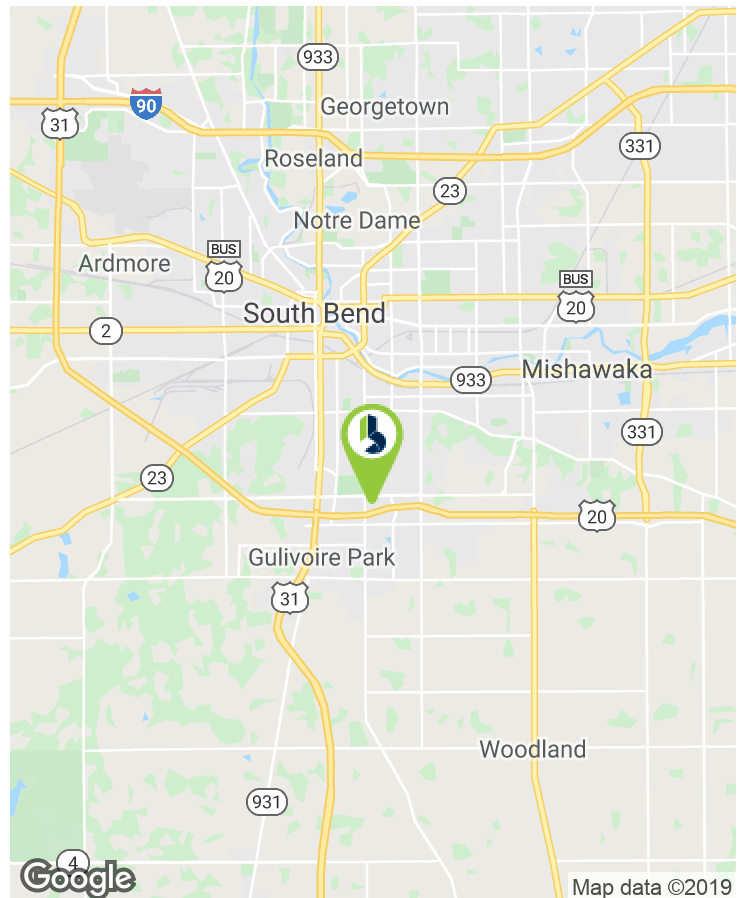
1290 E. IRELAND RD., SOUTH BEND, IN 46614

### PROPERTY HIGHLIGHTS

- Easy access to and visibility from the US 20/31 Bypass
- 500,000 SF+ power center anchored by Target and Kohl's
- Co-tenants include: Old Navy, Starbucks, TJ Maxx, Ross Dress for Less, PetSmart and more
- Traffic counts in excess of 40,650 ADT

**LEASE RATE**

**\$10.00 - 24.00 SF/YR**



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# RETAILER MAP

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	4,057	20,513	51,810
Total Population	8,898	51,380	134,275
Average HH Income	\$70,333	\$66,952	\$60,735

Google

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# AVAILABLE SPACES

ERSKINE VILLAGE | 1290 E. IRELAND RD., SOUTH BEND, IN 46614 | FOR LEASE



LEASED

AVAILABLE

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SUITE	TENANT	SIZE	TYPE	RATE
A100	Available	7,306 SF	NNN	\$12.00 - \$14.00 SF/yr
A200	Available	1,200 SF	NNN	\$16.00 - \$18.00 SF/yr
A300	Available	3,980 SF	NNN	\$16.00 - \$18.00 SF/yr
C	Available	26,069 SF	NNN	\$10.00 - \$12.00 SF/yr
D	Available	28,000 SF	NNN	\$10.00 - \$12.00 SF/yr
G1	Available	5,164 SF	NNN	\$16.00 - \$18.00 SF/yr
U100	Available	3,278 SF	NNN	\$16.00 - \$18.00 SF/yr
U200	Available	2,400 SF	NNN	\$16.00 - \$18.00 SF/yr
W500	Available	1,474 SF	NNN	\$16.00 - \$18.00 SF/yr
W600	Available	1,550 SF	NNN	\$16.00 - \$18.00 SF/yr
W700	Available	2,950 SF	NNN	\$16.00 - \$18.00 SF/yr
X400	Available	1,440 SF	NNN	\$16.00 - \$18.00 SF/yr
X450	Available	1,446 SF	NNN	\$16.00 - \$18.00 SF/yr
X500	Available	2,063 SF	NNN	\$16.00 - \$18.00 SF/yr
X700	Available	2,075 SF	NNN	\$16.00 - \$18.00 SF/yr
Y100	Available	1,884 SF	NNN	\$16.00 - \$18.00 SF/yr
Y500	Available	5,103 SF	NNN	\$16.00 - \$18.00 SF/yr
Z100	Available	4,756 SF	NNN	\$22.00 - \$24.00 SF/yr
Z200	Available	2,400 SF	NNN	\$20.00 - \$22.00 SF/yr
Pad 1	Available	1 Acres	NNN	BTS or Ground Lease



# PROPERTY PHOTOS

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