

SHELBYVILLE

SHELBYVILLE SHOPPING CENTER
138 Lee Boulevard
Shelbyville, IN 45176



DEMOGRAPHICS:

	3 MI	5 MI	15 MI
Pop	22,088	24,567	71,782
HH	8,804	9,780	27,158
Ave HH Inc	\$58,570	\$60,463	\$70,009

PROPERTY FEATURES

This excellent retail center has great visibility from I-74. Co-tenants include Maurice's, GNC, Great Clips and GameStop.

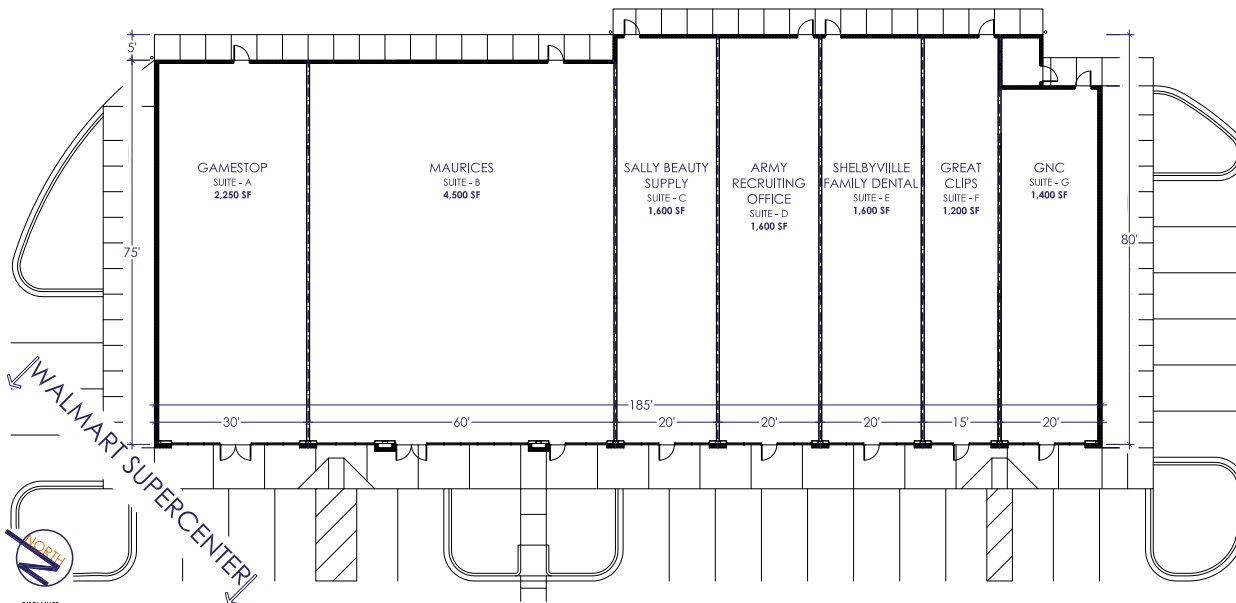


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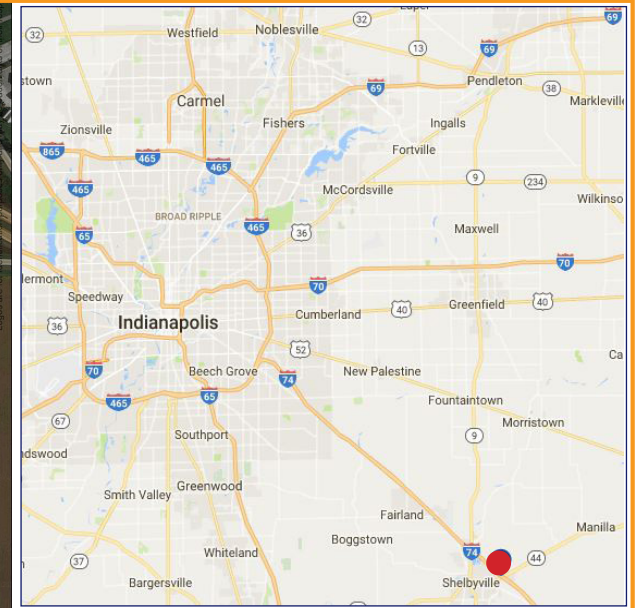


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SUITE	TENANT	SQFT
A	GameStop	2,250
B	Maurices	4,500
C	Sally Beauty Supply	1,600
D	Army Recruiting Office	1,600
E	Shelbyville Family Dental	1,600
F	Great Clips	1,200
G	GNC	1,400
Total	Square Footage	14,150



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