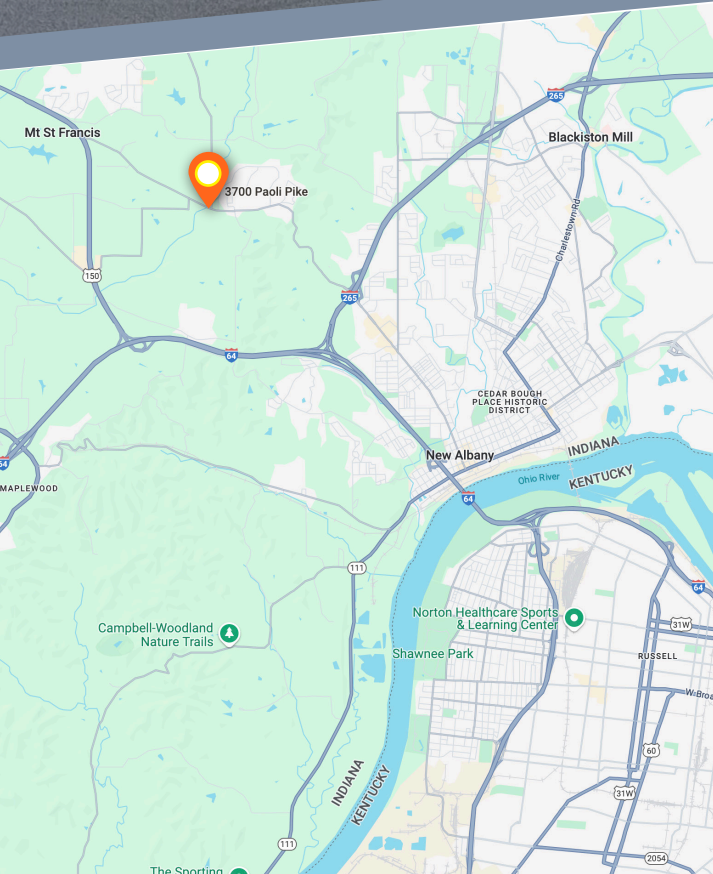




FOR LEASE

3700 Paoli Pike, Floyds Knobs, IN 47119
SCHUPERT'S CORNER

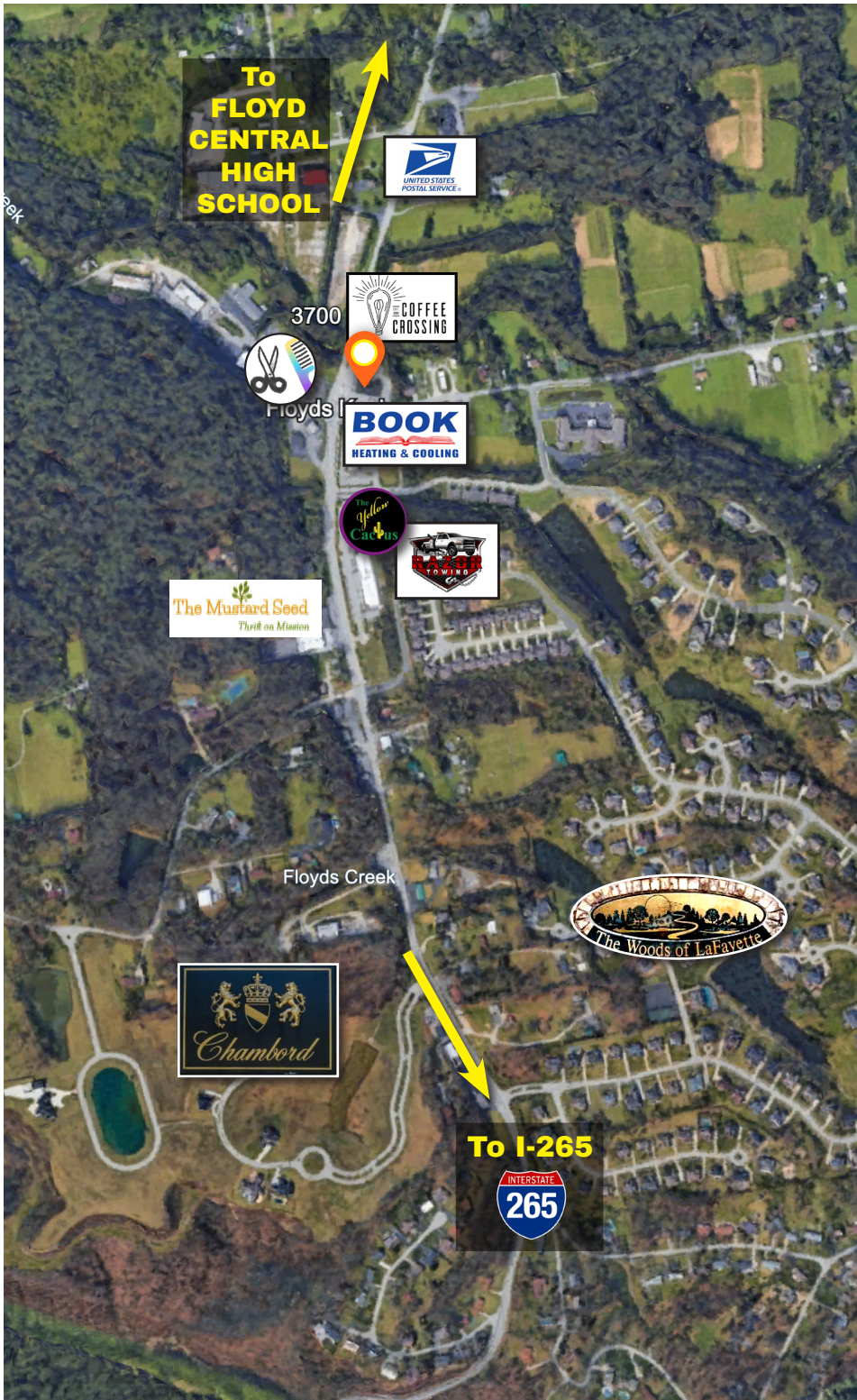


BUILDING SPECIFICATIONS

- Newly renovated retail center
- High traffic location
- Retail / Office space available up to 2,200 sf.
- Restaurant space up to 4,200 sf. / outdoor patio approved
- High profile location at the corner of Paoli Pike and Scottsville Road in Floyds Knobs, IN



SITE AERIAL



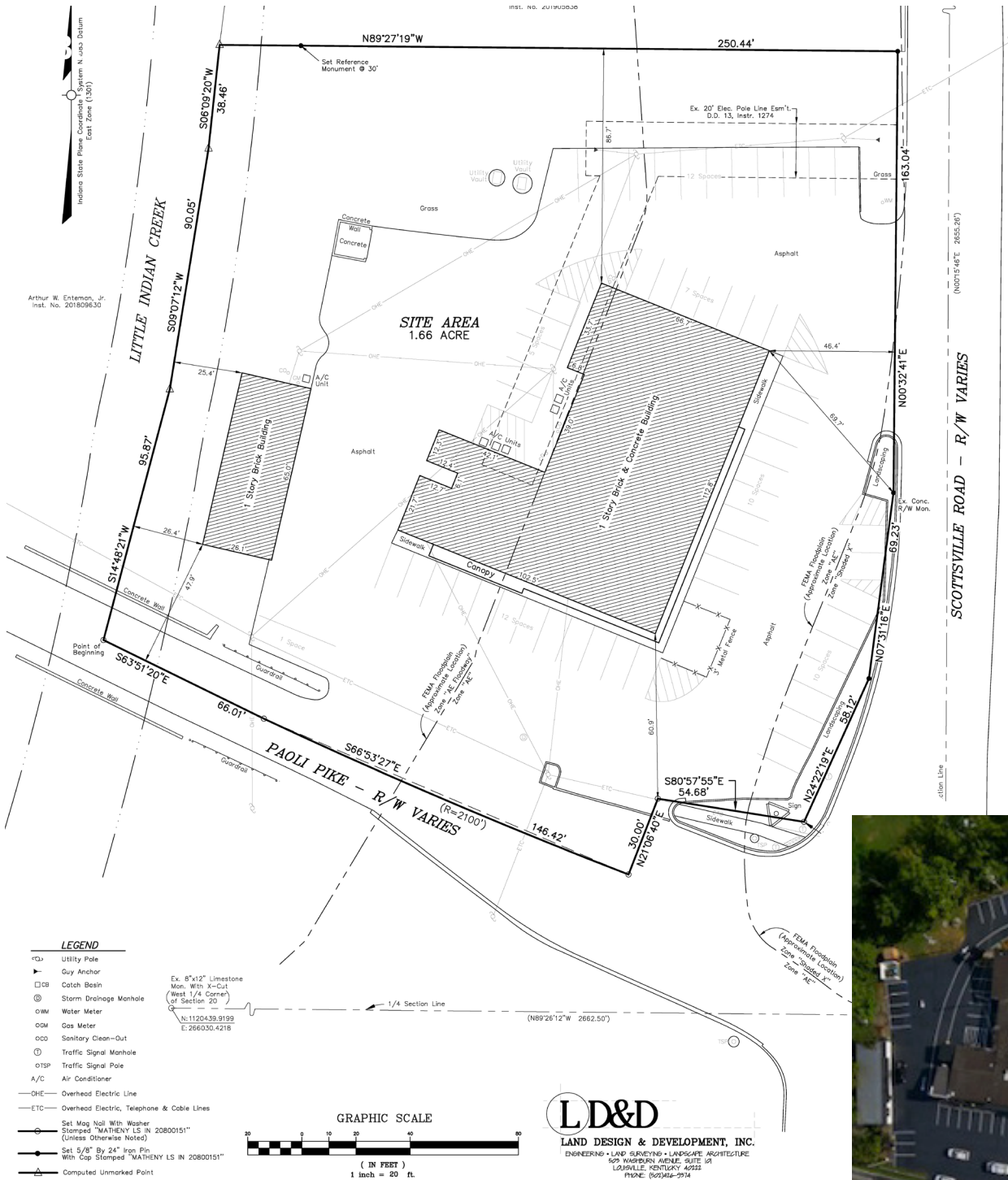
SCHUPERT'S CORNER

This retail location has been a staple in Floyds Knobs since the early 1960s. With high traffic volume, this area is a crossroads connecting the north and south sides of Floyds Knobs with Highway 150, State Street and I-265.

The stoplight at the corner of Scottsville Road and Paoli Pike is an intersection leading to multiple subdivisions and schools in Floyd county.

The building facade has been reimaged with paint, natural stone and brick. New storefront windows, doors, canopies, and vibrant landscaping highlight an inviting exterior.

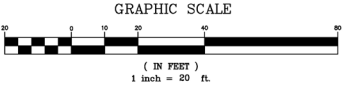
SURVEY



Arthur W. Enteman, Jr.
Inst. No. 201809630

Indiana State Plane Coordinates System N, Zone 1301
East Zone (1301)

- LEGEND**
- Utility Pole
 - ▲ Guy Anchor
 - Catch Basin
 - ⊙ Storm Drainage Manhole
 - ⊙ W Water Meter
 - ⊙ G Gas Meter
 - ⊙ S Sanitary Clean-Out
 - ⊙ T Traffic Signal Manhole
 - ⊙ TSP Traffic Signal Pole
 - A/C Air Conditioner
 - OHE Overhead Electric Line
 - ETC Overhead Electric, Telephone & Cable Lines
 - ⊙ Set Mag Nail With Washer Stamped "MATHENY LS-N 20800151" (Unless Otherwise Noted)
 - ⊙ Set 5/8" By 24" Iron Pin With Cop Stamped "MATHENY LS IN 20800151"
 - ⊙ Computed Unmarked Point
- Ex. 8"x12" Limestone Mon. With X-Cut West 1/4 Corner of Section 20
N 112°43'29.9199" E 266.0304218



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