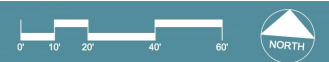


JAFFE REALTY COMPANY

ZIONSVILLE CREEKSIDE
LOT 3 & CITGO LOT
DEVELOPMENTS



PROJECT OVERVIEW

- ▶ A two-story building including the following:
 - ▶ Approximately 20,000 square foot commercial office building
 - ▶ Estimated completion date: 24 months from closing on land acquisition
- ▶ Total Project Investment: \$10,000,000 - \$12,000,000
- ▶ Estimated Annual New Property Taxes Paid: \$125,000 annually
- ▶ Proposed tenant mix:
 - ▶ Medical office, potentially owner occupied or dual tenant
- ▶ Location of new, high paying jobs in Zionsville
- ▶ Quality development that meets community standards

PROJECT PRECEDENT IMAGERY



04



05



06



01



02



03

03 ARCHITECTURE

PRECEDENT IMAGERY

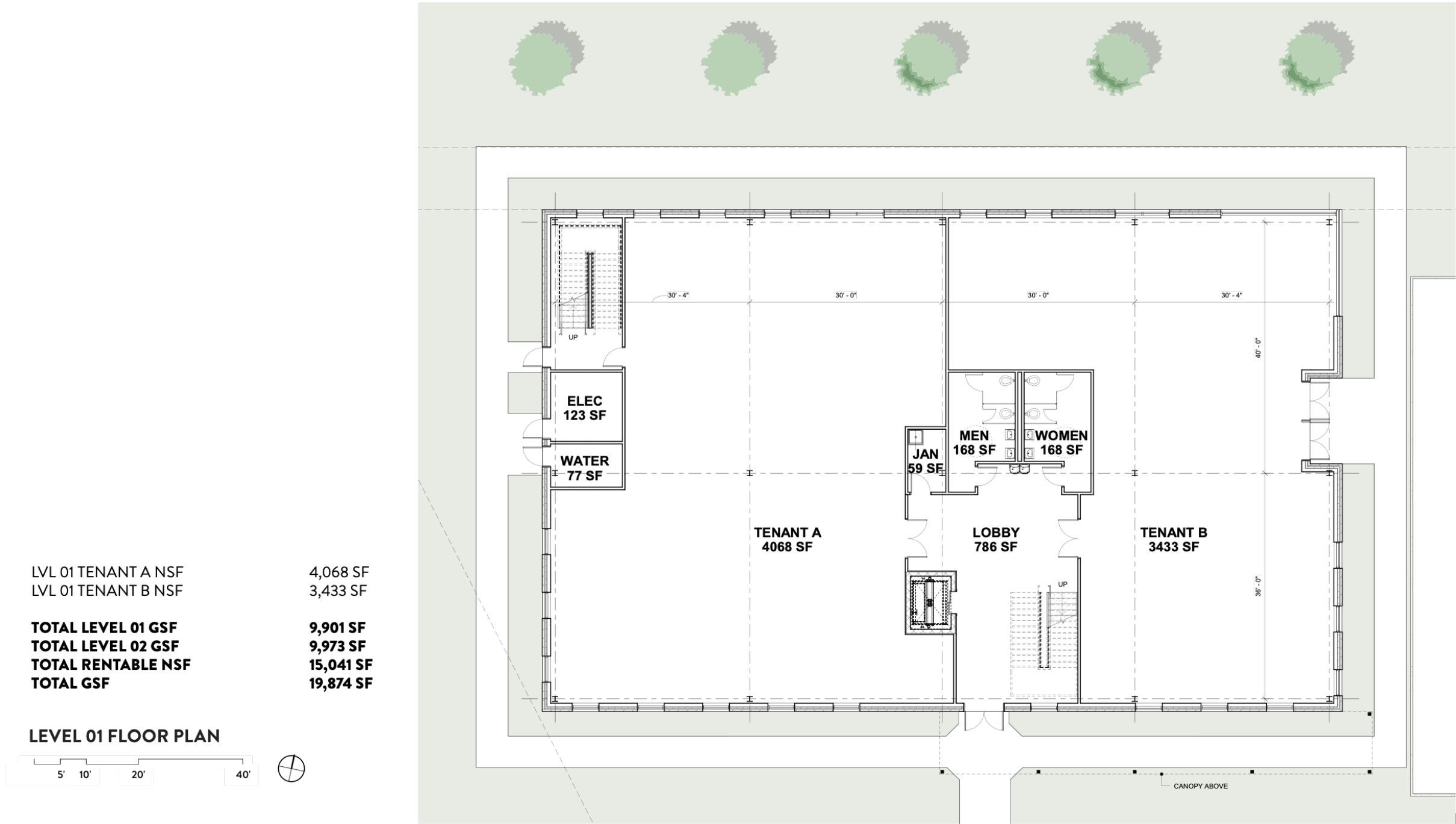
PROJECT RENDERING



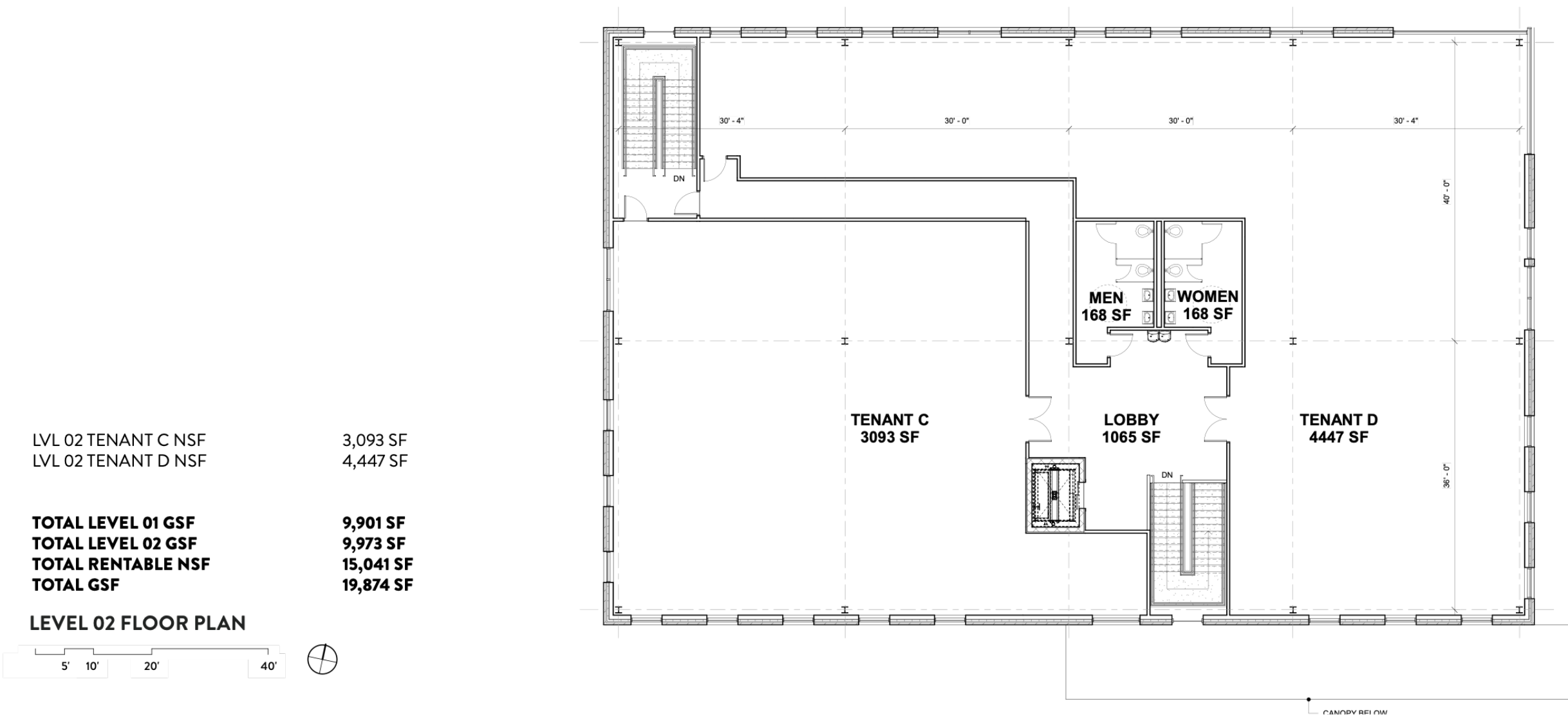
DELV
DESIGN

DRAFT RENDERING

PROPOSED BUILDING PLANS



PROPOSED BUILDING PLANS



LEASING PLAN - LEVEL 02
JAFFE JAFFE - CREEKSIDE CORPORATION PARK - LOT 3A