

New Blueprint Partners Acquires Mission Christian Academy Campus in Indianapolis MSA

Strategic acquisition secures long-term income from essential-use school facility in high-growth Indianapolis suburb.

FISHERS, IN, UNITED STATES, August 1, 2025 /EINPresswire.com/ -- New Blueprint Partners ("NBP"), a national investor in mission-critical [industrial real estate](#), is proud to announce the acquisition of 13095 Publishers Drive, a fully leased 42,340-square-foot industrial flex facility in Fishers, Indiana, a high-growth suburb within the Indianapolis MSA. The acquisition aligns with NBP's focus on acquiring income-generating properties with strong fundamentals, operationally essential tenants, and value-add potential. The facility serves as the sole campus of Mission Christian Academy, a K-12 private Christian school with a growing student body exceeding 500. The school executed a long-term lease in 2022 that runs through July 2031, providing investors with stable, long-duration income secured by a committed tenant.



13095 Publishers Drive - 42,340-square-foot industrial flex facility in Fishers, Indiana

"This acquisition represents the intersection of mission-driven use, regional economic strength, and stable cash flow," said Ron Schinik, Co-Founder of NBP. "We continue to target essential-use properties with embedded value and reliable yield."

Strategic Location, Long-Term Stability

Located just off State Route 37 and minutes from downtown Fishers, the property sits on a 5.81-acre parcel in a thriving, high-income community. The immediate trade area includes a population with average household incomes of over \$115,000 and is served by a highly rated public school district. Nearby infrastructure includes Geist Reservoir, regional hospitals, and the Nickel Plate Trail. The building offers both institutional-grade construction and flexible reuse

potential, featuring open-plan classrooms, administrative offices, a gymnasium, and multipurpose areas. These qualities make it ideal for educational or community-based operations well into the future.

Reflecting NBP's Investment Strategy

The acquisition is consistent with NBP's broader investment thesis, which targets niche industrial and [essential-use real estate](#) assets often overlooked by larger institutional funds. NBP specializes in Class B and mission-driven assets in supply-constrained submarkets—properties that offer a combination of durable income, cost-efficient basis, and tax-efficient structures.

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"Our approach is rooted in acquiring assets that serve a real operational need," added Marc Esrig, Co-Founder of NBP. "This property exemplifies that strategy, with its long-term tenant commitment and strong submarket fundamentals."

As part of its commitment to maximizing investor value, NBP will undertake a cost segregation analysis to accelerate depreciation and enhance after-tax returns, a core component of its tax-advantaged investment approach.

About New Blueprint Partners

New Blueprint Partners is a vertically integrated real estate investment firm focused on acquiring and managing mission-critical industrial and essential-use assets nationwide. The firm combines institutional rigor with entrepreneurial execution, offering investors strategic exposure to long-term, [income-producing real estate](#) with downside protection and upside optionality.

Visit www.NewBlueprintPartners.com

Media Contact: Ron Schinik – rschinik@newblueptrs.com

Investor Contact: Marc Esrig – mesrig@newblueptrs.com

Ron Schinik

New Blueprint Partners

+1 914-455-0800

[email us here](#)

Visit us on social media:

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