

# MERCHANTS' SQUARE

2140-2476 East 116th Street, Carmel, IN 46032

**MSA** Indianapolis, IN

39.95859302, -86.11647575

RPT



## CENTER SIZE



TOTAL CENTER GLA

**232,284 S.F.**

## PROPERTY HIGHLIGHTS

246,285 SF power center anchored by Flix Brewhouse, World Market, Dollar Tree, Petco, and Planet Fitness

High traffic location with multiple access points to 116th Street (23,751 cars per day), Carmel Drive (18,094 cars per day), and Keystone Avenue (41,446 cars per day)

Excellent daytime and evening population (+/- 77,221 employees within 3 miles)

Carmel is considered Indianapolis' most affluent suburb with average household incomes of \$125,630 within 3 miles of property

Carmel was named the Best City to Live in America by Niche Report in 2018 and 3rd Best City to Live in The United States in 2014 by CNN Money Magazine

## PROPERTY DEMOGRAPHICS

|  | 1 MILE           | 3 MILE           | 5 MILE           |
|--|------------------|------------------|------------------|
|  | <b>7,330</b>     | <b>63,990</b>    | <b>168,025</b>   |
|  | <b>3,080</b>     | <b>27,763</b>    | <b>70,530</b>    |
|  | <b>\$140,516</b> | <b>\$140,166</b> | <b>\$143,557</b> |

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## RETAILERS

|      |                           |           |      |                             |           |
|------|---------------------------|-----------|------|-----------------------------|-----------|
| A100 | Indiana Bureau of MV      | 11,500 SF | F112 | H&R Block                   | 2,264 SF  |
| A106 | The Little Gym            | 4,800 SF  | F114 | Baskin-Robbins              | 1,000 SF  |
| A110 | Goldfish Swim School      | 8,286 SF  | F116 | Mellow Mushroom             | 4,871 SF  |
| A118 | Premier Martial Arts      | 1,728 SF  | G100 | Indiana University Health   | 4,575 SF  |
| B100 | Aveda Fredric's Institute | 19,684 SF | G104 | State Farm                  | 1,525 SF  |
| D100 | Planet Fitness            | 16,860 SF | G106 | Available                   | 1,860 SF  |
| D102 | Dollar Tree               | 15,471 SF | G108 | Classic Barbershop          | 1,363 SF  |
| D106 | Blakley's                 | 7,727 SF  | G112 | Intrepid Financial Planning | 2,611 SF  |
| D108 | The Woodhouse Day Spa     | 5,052 SF  | G114 | Available                   | 2,277 SF  |
| E100 | Family Leisure            | 8,181 SF  | G118 | LeVidy Boutique             | 1,030 SF  |
| E102 | Petco                     | 15,000 SF | G120 | CPR Cell Phone Repair       | 1,410 SF  |
| E106 | Glamour Nails             | 2,400 SF  | MAJA | Flix Brewhouse              | 40,788 SF |
| E109 | Occupied                  | 1,200 SF  | MAJB | Cost Plus World Market      | 19,504 SF |
| E110 | Kim's Alterations         | 1,440 SF  | MAJC | Available                   | 80,000 SF |
| E112 | AT&T                      | 1,870 SF  | OUTA | O'Reilly Auto Parts         | 6,500 SF  |
| E114 | Available                 | 3,446 SF  | OUTB | PNC                         | 3,050 SF  |
| F100 | Salon Lofts               | 5,714 SF  | OUTC | Available                   | 3,035 SF  |
| F104 | Great Clips               | 1,000 SF  | OUTD | Big Red Liquors             | 3,790 SF  |
| F106 | Kotoyama Ramen            | 2,006 SF  | OUTE | Einstein Bros. Bagels       | 2,774 SF  |
| F108 | Lakewood Family Dental    | 2,290 SF  | OUTF | Bash                        | 6,692 SF  |
| F110 | Play It Again Sports      | 4,514 SF  |      |                             |           |