

RETAIL FOR SALE

11 W MAIN ST, MARKLEVILLE, IN

11 WEST MAIN STREET, MARKLEVILLE, IN 46056



FOR SALE

KW INDY METRO NORTHEAST

8555 N River Road, Ste 200
Indianapolis, IN 46240



Each Office Independently Owned and Operated

PRESENTED BY:

SHARON THOMPSON

Executive Director

O: (317) 564-7160

C: (317) 607-0884

sharonthompson@kw.com

RB#14044406, Indiana

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EXECUTIVE SUMMARY

11 WEST MAIN STREET



OFFERING SUMMARY

PRICE:	\$599,000
BUILDING SF:	15,537 SF
LOT SIZE:	0.91 AC
FRONTAGE:	66 x 132 SF
YEAR BUILT:	1913, 2023 Renovation
ZONING:	General Commercial Use

PROPERTY OVERVIEW

Step into a piece of Indiana history with the Hardy Building—an architecturally rich 1913 brick structure in downtown Markleville. Originally home to the area’s largest hardware store, this fully restored property now offers over 15,000 square feet of flexible space, currently operating as an event venue.

The main level features a spacious open floor ideal for receptions, weddings, or community events, along with an adjacent annex, a prep area for caterers, and renovated restrooms. The updated second floor includes separate bride and groom rooms, a function area, and additional modernized restrooms, making it perfectly suited for private events and gatherings.

Zoned for general commercial use, the building is also ideal for a dance or exercise studio, coworking space, or other creative business ventures.

Positioned on a 0.91-acre lot with excellent visibility and accessibility, the Hardy Building offers timeless character, practical design, and endless potential for the next chapter.

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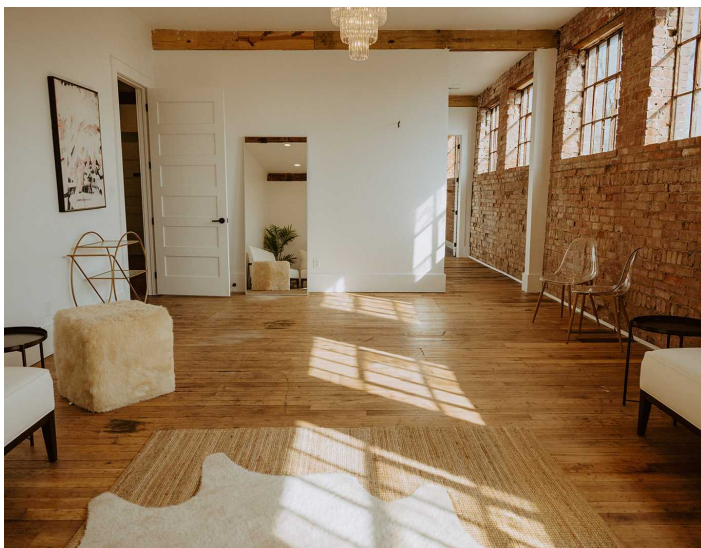
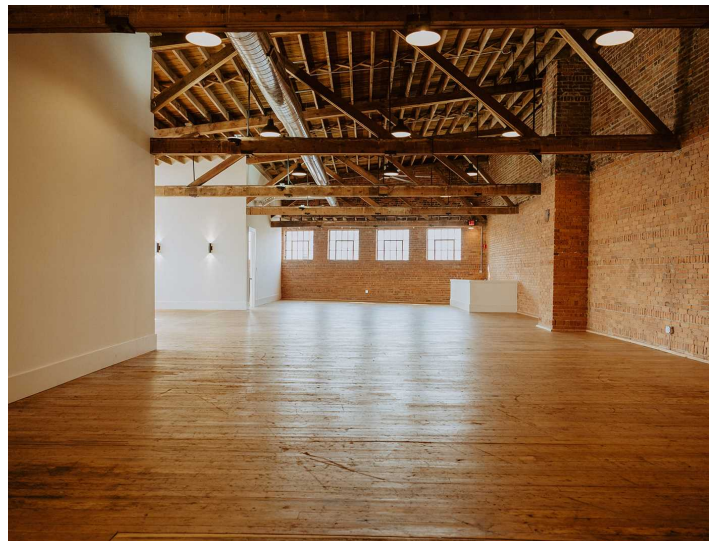
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HARDY BUILDING

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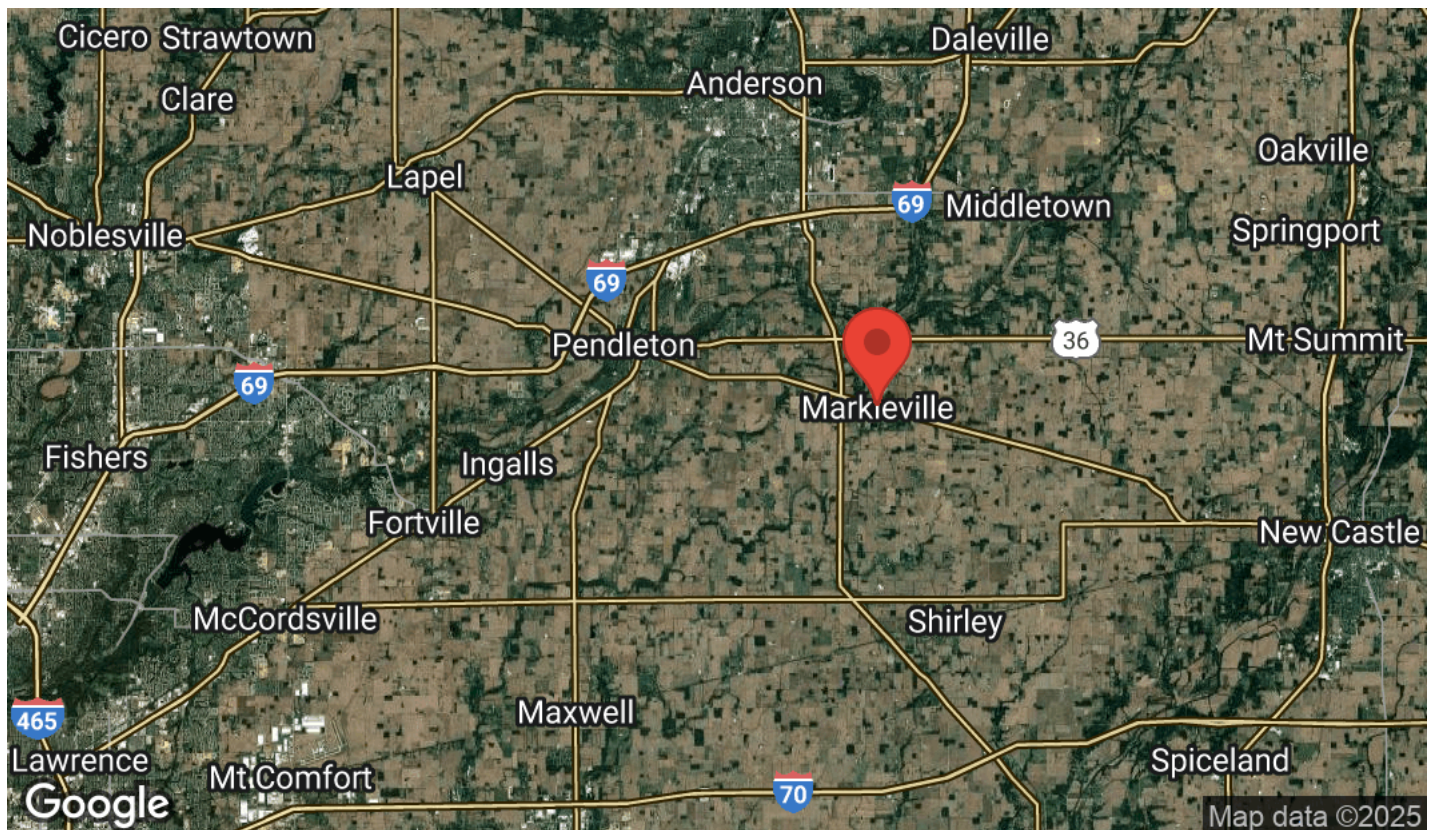


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LOCATION MAPS

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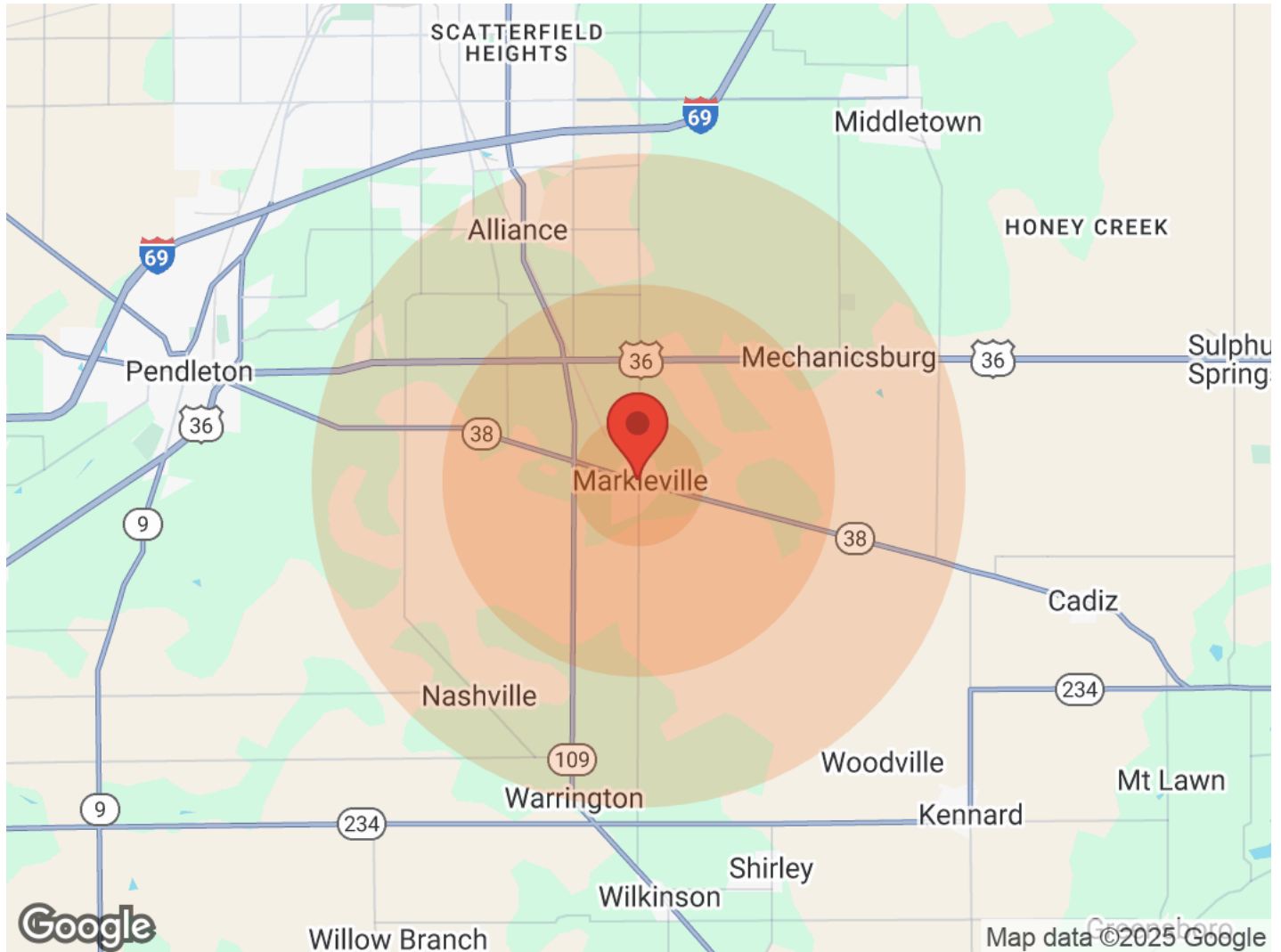
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DEMOGRAPHICS

11 WEST MAIN STREET



Population	1 Mile	3 Miles	5 Miles
Male	498	1,045	3,386
Female	450	994	3,526
Total Population	948	2,039	6,912

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	152	382	1,240
Ages 15-24	140	311	1,009
Ages 25-54	311	737	2,515
Ages 55-64	133	257	955
Ages 65+	212	352	1,193

Race	1 Mile	3 Miles	5 Miles
White	947	2,033	6,884
Black	N/A	N/A	N/A
Am In/AK Nat	1	1	1
Hawaiian	N/A	N/A	N/A
Hispanic	N/A	N/A	5
Multi-Racial	N/A	10	46

Income	1 Mile	3 Miles	5 Miles
Median	\$65,316	\$62,872	\$60,428
< \$15,000	68	115	266
\$15,000-\$24,999	22	46	111
\$25,000-\$34,999	13	40	230
\$35,000-\$49,999	34	110	407
\$50,000-\$74,999	110	196	622
\$75,000-\$99,999	28	90	372
\$100,000-\$149,999	85	117	480
\$150,000-\$199,999	N/A	11	95
> \$200,000	28	60	80

Housing	1 Mile	3 Miles	5 Miles
Total Units	388	763	2,819
Occupied	365	718	2,629
Owner Occupied	305	620	2,238
Renter Occupied	60	98	391
Vacant	23	45	190

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