

Castleton Village

Indianapolis, Indiana

PROPERTY HIGHLIGHTS

- Castleton Village is located at the intersection of E. 82nd Street and Craig Street.
- Just west of I-69 Castleton Village is a highly visible retail center.
- This high profile center is passed by more than 40,000 vehicles daily.
- East 82nd Street is one of the busiest and most desirable retail corridors in the state of Indiana.
- Easy accessible to I-69, Indiana 37 and I-465.
- Signalized intersection allowing easy access to center.
- GLA: 33,386
- MSA: , Indianapolis, IN
- Key Tenants are Advance Auto Parts, Redwing Shoes, Skyline Chili and Penn Station

LEASING CONTACT:

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Castleton Village

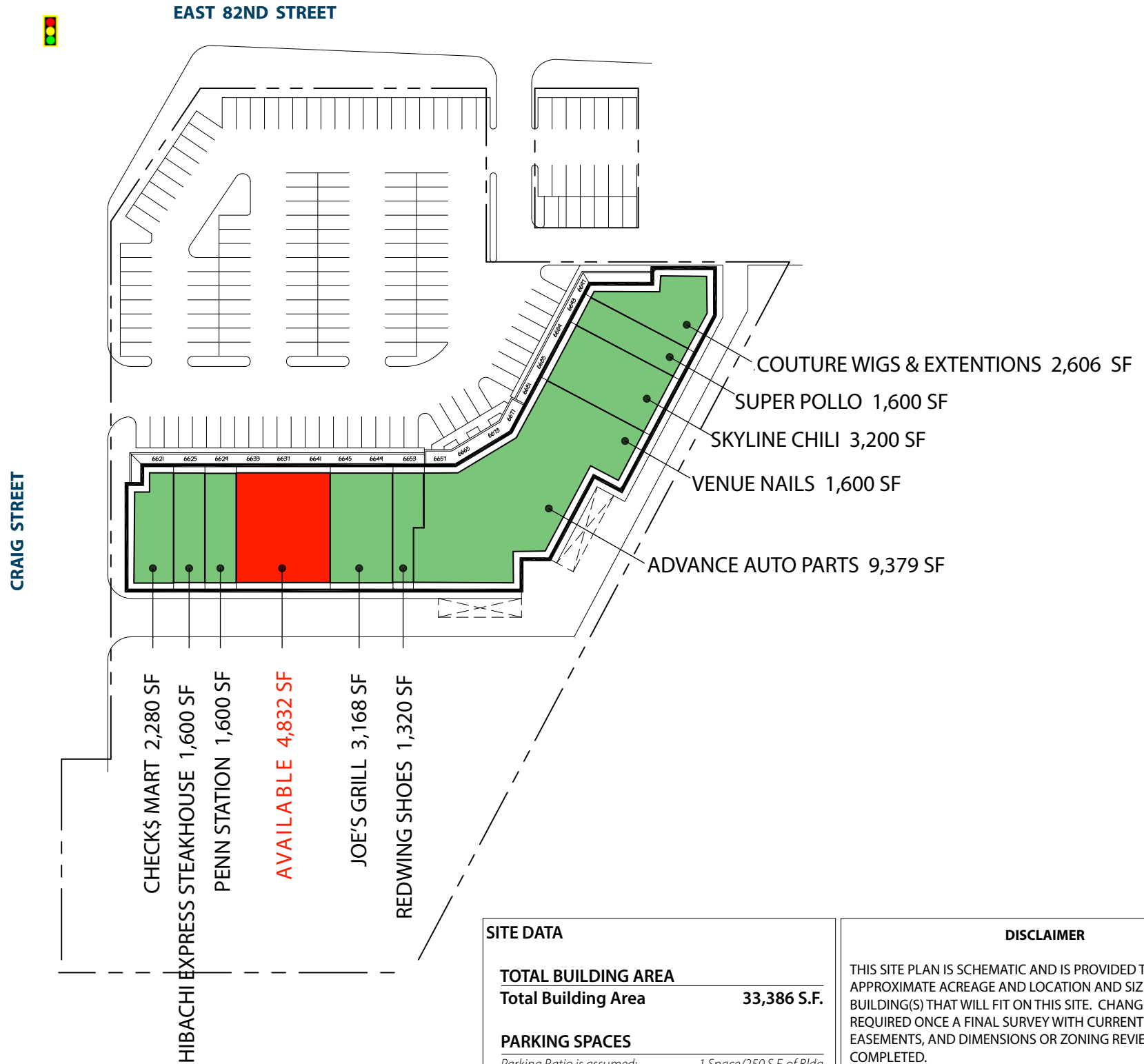
Advance
Auto Parts

RED WING
SHOES

Skyline
CHILI

PENN STATION
EAST COAST SUBS

CheckSmart



SITE DATA

TOTAL BUILDING AREA

Total Building Area **33,386 S.F.**

PARKING SPACES

Parking Ratio is assumed: 1 Space/250 S.F. of Bldg.

Spaces Required **134 Spaces**
Spaces Provided **155 Spaces**

DISCLAIMER

THIS SITE PLAN IS SCHEMATIC AND IS PROVIDED TO SHOW APPROXIMATE ACREAGE AND LOCATION AND SIZE OF A BUILDING(S) THAT WILL FIT ON THIS SITE. CHANGES MAY BE REQUIRED ONCE A FINAL SURVEY WITH CURRENT BOUNDARIES, EASEMENTS, AND DIMENSIONS OR ZONING REVIEW IS COMPLETED.

THE INFORMATION CONTAINED HEREIN IS BELIEVED TO BE CORRECT AND IS OBTAINED FROM SOURCES WE DEEM AS RELIABLE. WE ASSUME NO LIABILITY FOR ERRORS OR OMISSIONS HEREIN. ALL DIMENSIONS ARE APPROXIMATE.

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Demographic and Income Summary

	3 MILES		5 MILES		10 MILES	
	2023 Estimate	2028 Forecast	2023 Estimate	2028 Forecast	2023 Estimate	2028 Forecast
Population	52,273	52,144	174,366	176,389	736,955	754,216
Daytime Population	108,383		232,254		789,597	
Households	24,735	24,781	77,077	78,435	299,062	307,805
Average HH Size	2.09	2.08	2.24	2.23	2.44	2.42
Average HH Income	\$105,597	\$121,869	\$116,143	\$133,505	\$113,554	\$130,064
Median HH Income	\$73,969	\$83,152	\$79,847	\$92,501	\$76,049	\$86,964
Per Capita Income	\$50,564	\$58,630	\$51,291	\$59,304	\$46,048	\$53,031

Traffic Data

ACPD	Main Thoroughfare	Start Location	End Location
42,909	E. 82nd Street	Bash Street	I-69
43,498	E. 82nd Street	I-69	Shadeland Avenue
143,291	I-465	82nd Street	I-69
143,565	I-69	82nd Street	96th Street
146,911	I-69	82nd Street	I-465

