

# Consumer Spending Report

6306 Guilford Ave, Indianapolis, IN 46220

Building Type: **General Retail**  
 Secondary: **Storefront Retail/Office**  
 GLA: **7,553 SF**  
 Year Built: -  
 Total Available: **0 SF**  
 % Leased: **100%**  
 Rent/SF/Yr: -



2024 Annual Spending (\$000s)	1 Mile	3 Mile	5 Mile
<b>Total Specified Consumer Spending</b>	<b>\$215,263</b>	<b>\$1,159,848</b>	<b>\$2,797,516</b>
<b>Total Apparel</b>	<b>\$10,113</b>	<b>\$57,751</b>	<b>\$149,668</b>
Women's Apparel	4,127	23,086	58,352
Men's Apparel	2,190	12,005	30,120
Girl's Apparel	628	3,868	10,560
Boy's Apparel	446	2,806	7,857
Infant Apparel	479	2,827	7,714
Footwear	2,243	13,159	35,064
<b>Total Entertainment &amp; Hobbies</b>	<b>\$31,845</b>	<b>\$172,364</b>	<b>\$419,719</b>
Entertainment	2,830	15,315	40,378
Audio & Visual Equipment/Service	6,718	37,472	96,252
Reading Materials	597	3,076	6,792
Pets, Toys, & Hobbies	6,156	31,460	70,445
Personal Items	15,543	85,040	205,851
<b>Total Food and Alcohol</b>	<b>\$56,461</b>	<b>\$308,734</b>	<b>\$762,454</b>
Food At Home	25,830	150,848	393,607
Food Away From Home	25,653	133,237	313,897
Alcoholic Beverages	4,978	24,649	54,950
<b>Total Household</b>	<b>\$38,384</b>	<b>\$202,669</b>	<b>\$467,394</b>
House Maintenance & Repair	7,239	41,515	95,424
Household Equip & Furnishings	14,218	74,847	177,673
Household Operations	11,667	60,415	139,102
Housing Costs	5,260	25,893	55,196

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2024 Annual Spending (000s)	1 Mile	3 Mile	5 Mile
<b>Total Transportation/Maint.</b>	<b>\$51,258</b>	<b>\$278,452</b>	<b>\$687,282</b>
Vehicle Purchases	24,701	134,265	331,501
Gasoline	12,143	69,261	180,487
Vehicle Expenses	1,442	7,412	16,453
Transportation	6,460	32,155	71,277
Automotive Repair & Maintenance	6,512	35,359	87,565
<b>Total Health Care</b>	<b>\$10,073</b>	<b>\$56,200</b>	<b>\$133,087</b>
Medical Services	6,302	34,216	79,248
Prescription Drugs	2,676	15,786	38,611
Medical Supplies	1,095	6,198	15,228
<b>Total Education/Day Care</b>	<b>\$17,128</b>	<b>\$83,679</b>	<b>\$177,912</b>
Education	10,897	53,143	113,711
Fees & Admissions	6,231	30,535	64,202

# Daytime Employment Report

1 Mile Radius

6306 Guilford Ave, Indianapolis, IN 46220

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 Year Built: **-**



Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
<b>Total Businesses</b>	<b>895</b>	<b>5,149</b>	<b>6</b>
Retail & Wholesale Trade	95	463	5
Hospitality & Food Service	93	1,294	14
Real Estate, Renting, Leasing	60	328	5
Finance & Insurance	60	251	4
Information	17	122	7
Scientific & Technology Services	126	604	5
Management of Companies	1	3	3
Health Care & Social Assistance	177	542	3
Educational Services	14	186	13
Public Administration & Sales	2	71	36
Arts, Entertainment, Recreation	31	165	5
Utilities & Waste Management	32	201	6
Construction	28	114	4
Manufacturing	19	166	9
Agriculture, Mining, Fishing	1	2	2
Other Services	139	637	5

# Demographic Detail Report

6306 Guilford Ave, Indianapolis, IN 46220

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Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2029 Projection	11,117	77,231	222,792
2024 Estimate	11,260	78,073	223,026
2020 Census	11,603	79,671	220,874
Growth 2024 - 2029	-1.27%	-1.08%	-0.10%
Growth 2020 - 2024	-2.96%	-2.01%	0.97%
<b>2024 Population by Age</b>			
	<b>11,260</b>	<b>78,073</b>	<b>223,026</b>
Age 0 - 4	812 7.21%	5,127 6.57%	14,718 6.60%
Age 5 - 9	596 5.29%	4,603 5.90%	14,445 6.48%
Age 10 - 14	421 3.74%	3,766 4.82%	12,615 5.66%
Age 15 - 19	359 3.19%	4,089 5.24%	12,430 5.57%
Age 20 - 24	581 5.16%	5,481 7.02%	14,560 6.53%
Age 25 - 29	1,164 10.34%	6,709 8.59%	17,819 7.99%
Age 30 - 34	1,409 12.51%	6,986 8.95%	18,691 8.38%
Age 35 - 39	1,130 10.04%	6,102 7.82%	16,316 7.32%
Age 40 - 44	830 7.37%	5,131 6.57%	14,096 6.32%
Age 45 - 49	619 5.50%	4,234 5.42%	12,200 5.47%
Age 50 - 54	565 5.02%	4,029 5.16%	11,798 5.29%
Age 55 - 59	569 5.05%	4,016 5.14%	11,884 5.33%
Age 60 - 64	594 5.28%	4,321 5.53%	12,704 5.70%
Age 65 - 69	568 5.04%	4,254 5.45%	12,117 5.43%
Age 70 - 74	478 4.25%	3,685 4.72%	10,186 4.57%
Age 75 - 79	289 2.57%	2,397 3.07%	6,897 3.09%
Age 80 - 84	144 1.28%	1,424 1.82%	4,329 1.94%
Age 85+	134 1.19%	1,719 2.20%	5,220 2.34%
Age 65+	1,613 14.33%	13,479 17.26%	38,749 17.37%
<b>Median Age</b>	<b>36.30</b>	<b>36.90</b>	<b>36.90</b>
<b>Average Age</b>	<b>38.20</b>	<b>38.90</b>	<b>38.70</b>

# Demographic Detail Report

6306 Guilford Ave, Indianapolis, IN 46220						
Radius	1 Mile		3 Mile		5 Mile	
<b>2024 Population By Race</b>	<b>11,260</b>		<b>78,073</b>		<b>223,026</b>	
White	9,986	88.69%	56,197	71.98%	111,740	50.10%
Black	296	2.63%	13,119	16.80%	81,017	36.33%
Am. Indian & Alaskan	13	0.12%	237	0.30%	903	0.40%
Asian	236	2.10%	1,827	2.34%	5,775	2.59%
Hawaiian & Pacific Island	7	0.06%	14	0.02%	45	0.02%
Other	722	6.41%	6,679	8.55%	23,545	10.56%
<b>Population by Hispanic Origin</b>	<b>11,260</b>		<b>78,073</b>		<b>223,026</b>	
Non-Hispanic Origin	10,921	96.99%	74,017	94.80%	206,439	92.56%
Hispanic Origin	339	3.01%	4,056	5.20%	16,586	7.44%
<b>2024 Median Age, Male</b>	<b>35.90</b>		<b>35.80</b>		<b>35.50</b>	
<b>2024 Average Age, Male</b>	<b>37.40</b>		<b>37.60</b>		<b>37.30</b>	
<b>2024 Median Age, Female</b>	<b>36.70</b>		<b>37.90</b>		<b>38.30</b>	
<b>2024 Average Age, Female</b>	<b>38.90</b>		<b>40.10</b>		<b>40.10</b>	
<b>2024 Population by Occupation Classification</b>	<b>9,358</b>		<b>63,759</b>		<b>178,759</b>	
Civilian Employed	7,436	79.46%	45,008	70.59%	117,797	65.90%
Civilian Unemployed	98	1.05%	853	1.34%	3,891	2.18%
Civilian Non-Labor Force	1,823	19.48%	17,890	28.06%	56,982	31.88%
Armed Forces	1	0.01%	8	0.01%	89	0.05%
<b>Households by Marital Status</b>						
Married	2,112		13,097		31,989	
Married No Children	1,365		8,322		20,539	
Married w/Children	746		4,775		11,449	
<b>2024 Population by Education</b>	<b>9,004</b>		<b>59,044</b>		<b>165,375</b>	
Some High School, No Diploma	149	1.65%	2,344	3.97%	12,886	7.79%
High School Grad (Incl Equivalency)	486	5.40%	7,681	13.01%	30,893	18.68%
Some College, No Degree	1,481	16.45%	11,273	19.09%	38,311	23.17%
Associate Degree	512	5.69%	4,036	6.84%	11,117	6.72%
Bachelor Degree	3,592	39.89%	19,619	33.23%	44,040	26.63%
Advanced Degree	2,784	30.92%	14,091	23.87%	28,128	17.01%

# Demographic Detail Report

6306 Guilford Ave, Indianapolis, IN 46220						
Radius	1 Mile		3 Mile		5 Mile	
<b>2024 Population by Occupation</b>	<b>14,069</b>		<b>84,433</b>		<b>222,040</b>	
Real Estate & Finance	577	4.10%	3,391	4.02%	9,537	4.30%
Professional & Management	6,835	48.58%	33,413	39.57%	72,219	32.53%
Public Administration	212	1.51%	1,571	1.86%	3,942	1.78%
Education & Health	1,883	13.38%	12,351	14.63%	31,105	14.01%
Services	599	4.26%	5,922	7.01%	18,892	8.51%
Information	130	0.92%	934	1.11%	1,864	0.84%
Sales	1,145	8.14%	7,493	8.87%	22,995	10.36%
Transportation	28	0.20%	435	0.52%	2,108	0.95%
Retail	575	4.09%	3,746	4.44%	11,914	5.37%
Wholesale	180	1.28%	978	1.16%	2,895	1.30%
Manufacturing	794	5.64%	3,704	4.39%	10,934	4.92%
Production	313	2.22%	4,003	4.74%	15,481	6.97%
Construction	216	1.54%	1,979	2.34%	5,281	2.38%
Utilities	164	1.17%	2,228	2.64%	6,975	3.14%
Agriculture & Mining	0	0.00%	98	0.12%	337	0.15%
Farming, Fishing, Forestry	0	0.00%	19	0.02%	146	0.07%
Other Services	418	2.97%	2,168	2.57%	5,415	2.44%
<b>2024 Worker Travel Time to Job</b>	<b>5,574</b>		<b>38,006</b>		<b>104,028</b>	
<30 Minutes	4,026	72.23%	27,681	72.83%	74,102	71.23%
30-60 Minutes	1,323	23.74%	8,853	23.29%	26,110	25.10%
60+ Minutes	225	4.04%	1,472	3.87%	3,816	3.67%
<b>2020 Households by HH Size</b>	<b>5,904</b>		<b>35,262</b>		<b>97,332</b>	
1-Person Households	2,262	38.31%	12,706	36.03%	35,889	36.87%
2-Person Households	2,299	38.94%	12,736	36.12%	32,386	33.27%
3-Person Households	684	11.59%	4,487	12.72%	12,879	13.23%
4-Person Households	453	7.67%	3,236	9.18%	9,168	9.42%
5-Person Households	144	2.44%	1,374	3.90%	4,330	4.45%
6-Person Households	44	0.75%	487	1.38%	1,714	1.76%
7 or more Person Households	18	0.30%	236	0.67%	966	0.99%
<b>2024 Average Household Size</b>	<b>2.00</b>		<b>2.10</b>		<b>2.20</b>	
<b>Households</b>						
2029 Projection	5,633		33,888		97,489	
2024 Estimate	5,710		34,311		97,711	
2020 Census	5,904		35,261		97,331	
Growth 2024 - 2029	-1.35%		-1.23%		-0.23%	
Growth 2020 - 2024	-3.29%		-2.69%		0.39%	

# Demographic Detail Report

6306 Guilford Ave, Indianapolis, IN 46220			
Radius	1 Mile	3 Mile	5 Mile
<b>2024 Households by HH Income</b>	<b>5,711</b>	<b>34,311</b>	<b>97,712</b>
<\$25,000	334 5.85%	3,430 10.00%	17,173 17.58%
\$25,000 - \$50,000	536 9.39%	5,804 16.92%	20,346 20.82%
\$50,000 - \$75,000	883 15.46%	5,614 16.36%	17,986 18.41%
\$75,000 - \$100,000	606 10.61%	4,343 12.66%	11,794 12.07%
\$100,000 - \$125,000	811 14.20%	3,635 10.59%	8,385 8.58%
\$125,000 - \$150,000	506 8.86%	2,551 7.43%	5,191 5.31%
\$150,000 - \$200,000	779 13.64%	3,243 9.45%	7,166 7.33%
\$200,000+	1,256 21.99%	5,691 16.59%	9,671 9.90%
<b>2024 Avg Household Income</b>	<b>\$143,501</b>	<b>\$119,235</b>	<b>\$92,574</b>
<b>2024 Med Household Income</b>	<b>\$115,305</b>	<b>\$88,282</b>	<b>\$64,823</b>
<b>2024 Occupied Housing</b>	<b>5,710</b>	<b>34,312</b>	<b>97,711</b>
Owner Occupied	3,645 63.84%	21,560 62.84%	50,861 52.05%
Renter Occupied	2,065 36.16%	12,752 37.16%	46,850 47.95%
<b>2020 Housing Units</b>	<b>6,343</b>	<b>38,427</b>	<b>109,729</b>
1 Unit	4,895 77.17%	28,016 72.91%	72,046 65.66%
2 - 4 Units	192 3.03%	3,096 8.06%	9,905 9.03%
5 - 19 Units	828 13.05%	5,010 13.04%	18,293 16.67%
20+ Units	428 6.75%	2,305 6.00%	9,485 8.64%
<b>2024 Housing Value</b>	<b>3,644</b>	<b>21,560</b>	<b>50,861</b>
<\$100,000	4 0.11%	624 2.89%	5,871 11.54%
\$100,000 - \$200,000	349 9.58%	4,088 18.96%	12,085 23.76%
\$200,000 - \$300,000	1,149 31.53%	6,768 31.39%	14,440 28.39%
\$300,000 - \$400,000	1,013 27.80%	4,248 19.70%	7,995 15.72%
\$400,000 - \$500,000	562 15.42%	2,440 11.32%	4,485 8.82%
\$500,000 - \$1,000,000	552 15.15%	3,111 14.43%	5,385 10.59%
\$1,000,000+	15 0.41%	281 1.30%	600 1.18%
<b>2024 Median Home Value</b>	<b>\$331,589</b>	<b>\$289,656</b>	<b>\$251,762</b>
<b>2024 Housing Units by Yr Built</b>	<b>6,352</b>	<b>38,481</b>	<b>109,979</b>
Built 2010+	669 10.53%	2,085 5.42%	7,658 6.96%
Built 2000 - 2010	423 6.66%	1,154 3.00%	5,274 4.80%
Built 1990 - 1999	177 2.79%	1,911 4.97%	11,182 10.17%
Built 1980 - 1989	300 4.72%	2,642 6.87%	11,781 10.71%
Built 1970 - 1979	276 4.35%	4,236 11.01%	13,355 12.14%
Built 1960 - 1969	470 7.40%	5,841 15.18%	16,561 15.06%
Built 1950 - 1959	1,020 16.06%	7,475 19.43%	17,360 15.78%
Built <1949	3,017 47.50%	13,137 34.14%	26,808 24.38%
<b>2024 Median Year Built</b>	<b>1951</b>	<b>1957</b>	<b>1966</b>

# Demographic Market Comparison Report

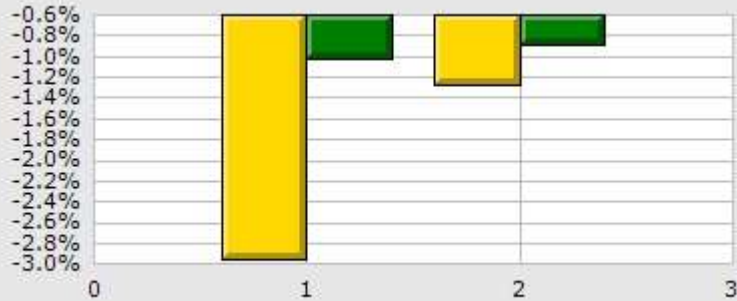
1 mile radius

6306 Guilford Ave, Indianapolis, IN 46220

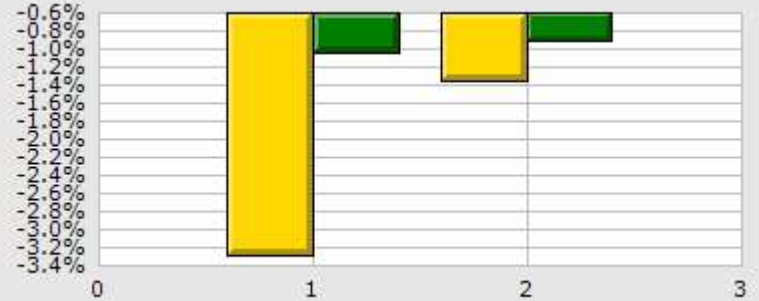
Type: Retail/Storefront Retail/Office  
 County: Marion

1 Mile  
 County

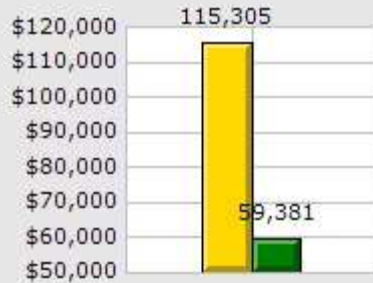
Population Growth



Household Growth



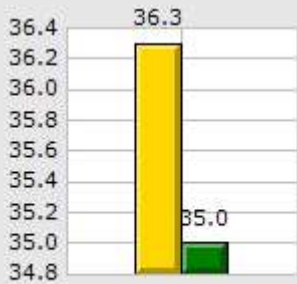
2024 Med Household Inc



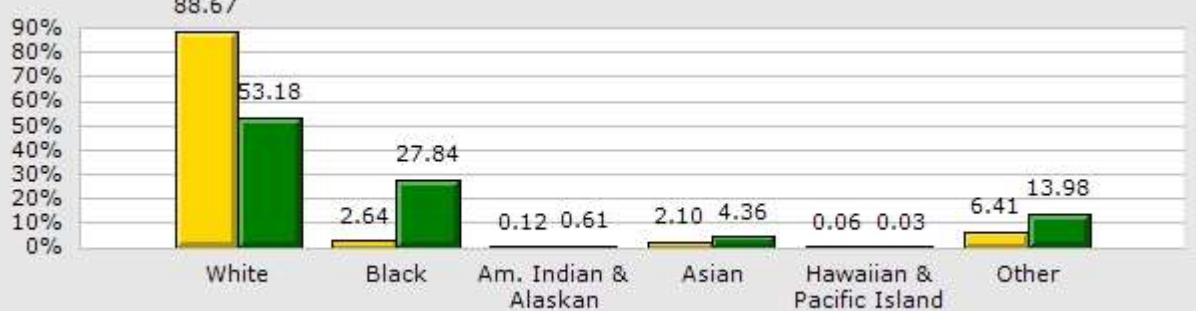
2024 Households by Household Income



2024 Median Age



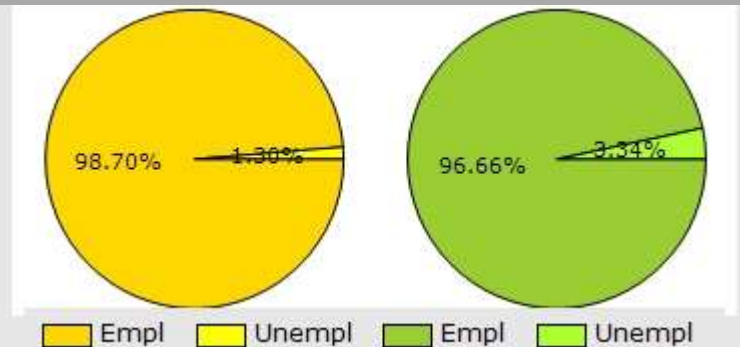
2024 Population by Race



2024 Renter vs. Owner



2024 Employed vs. Unemployed





# Demographic Market Comparison Report

1 mile radius

6306 Guilford Ave, Indianapolis, IN 46220

Type: **Retail/Storefront Retail/Office**  
 County: **Marion**

	1 Mile		County	
<b>Population Growth</b>				
Growth 2020 - 2024	-2.96%		-1.03%	
Growth 2024 - 2029	-1.27%		-0.88%	
Empl	7,436	98.70%	489,640	96.66%
Unempl	98	1.30%	16,929	3.34%
<b>2024 Population by Race</b>				
	<b>11,262</b>		<b>967,104</b>	
White	9,986	88.67%	514,307	53.18%
Black	297	2.64%	269,223	27.84%
Am. Indian & Alaskan	14	0.12%	5,908	0.61%
Asian	236	2.10%	42,163	4.36%
Hawaiian & Pacific Island	7	0.06%	263	0.03%
Other	722	6.41%	135,240	13.98%
<b>Household Growth</b>				
Growth 2020 - 2024	-3.29%		-1.05%	
Growth 2024 - 2029	-1.35%		-0.90%	
Renter Occupied	2,065	36.16%	189,719	48.17%
Owner Occupied	3,645	63.84%	204,161	51.83%
<b>2024 Households by Household Income</b>				
	<b>5,711</b>		<b>393,880</b>	
Income <\$25K	334	5.85%	72,174	18.32%
Income \$25K - \$50K	536	9.39%	90,351	22.94%
Income \$50K - \$75K	883	15.46%	80,309	20.39%
Income \$75K - \$100K	606	10.61%	52,055	13.22%
Income \$100K - \$125K	811	14.20%	32,495	8.25%
Income \$125K - \$150K	506	8.86%	20,014	5.08%
Income \$150K - \$200K	779	13.64%	23,682	6.01%
Income \$200K+	1,256	21.99%	22,800	5.79%
2024 Med Household Inc	\$115,305		\$59,381	
2024 Median Age	36.30		35.00	

# Demographic Summary Report

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<b>2024 Population</b>	11,260	78,073	223,026
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Asian	236 2.10%	1,827 2.34%	5,775 2.59%
Hawaiian & Pacific Island	7 0.06%	14 0.02%	45 0.02%
Other	722 6.41%	6,679 8.55%	23,545 10.56%
U.S. Armed Forces	1	8	92
<b>Households</b>			
2029 Projection	5,633	33,888	97,489
2024 Estimate	5,710	34,311	97,711
2020 Census	5,904	35,261	97,331
Growth 2024 - 2029	-1.35%	-1.23%	-0.23%
Growth 2020 - 2024	-3.29%	-2.69%	0.39%
Owner Occupied	3,645 63.84%	21,560 62.84%	50,861 52.05%
Renter Occupied	2,065 36.16%	12,752 37.17%	46,850 47.95%
<b>2024 Households by HH Income</b>	5,711	34,311	97,712
Income: <\$25,000	334 5.85%	3,430 10.00%	17,173 17.58%
Income: \$25,000 - \$50,000	536 9.39%	5,804 16.92%	20,346 20.82%
Income: \$50,000 - \$75,000	883 15.46%	5,614 16.36%	17,986 18.41%
Income: \$75,000 - \$100,000	606 10.61%	4,343 12.66%	11,794 12.07%
Income: \$100,000 - \$125,000	811 14.20%	3,635 10.59%	8,385 8.58%
Income: \$125,000 - \$150,000	506 8.86%	2,551 7.43%	5,191 5.31%
Income: \$150,000 - \$200,000	779 13.64%	3,243 9.45%	7,166 7.33%
Income: \$200,000+	1,256 21.99%	5,691 16.59%	9,671 9.90%
<b>2024 Avg Household Income</b>	\$143,501	\$119,235	\$92,574
<b>2024 Med Household Income</b>	\$115,305	\$88,282	\$64,823

# Demographic Trend Report

1 Mile Radius

6306 Guilford Ave, Indianapolis, IN 46220

Building Type: **General Retail**      Total Available: **0 SF**  
 Secondary: **Storefront Retail/Office**      % Leased: **100%**  
 GLA: **7,553 SF**      Rent/SF/Yr: **-**  
 Year Built: **-**



Description	2020		2024		2029	
<b>Population</b>	<b>11,603</b>		<b>11,260</b>		<b>11,117</b>	
Age 0 - 4	626	5.40%	812	7.21%	793	7.13%
Age 5 - 9	434	3.74%	596	5.29%	725	6.52%
Age 10 - 14	423	3.65%	421	3.74%	575	5.17%
Age 15 - 19	357	3.08%	359	3.19%	441	3.97%
Age 20 - 24	883	7.61%	581	5.16%	440	3.96%
Age 25 - 29	1,730	14.91%	1,164	10.34%	680	6.12%
Age 30 - 34	1,460	12.58%	1,409	12.51%	1,013	9.11%
Age 35 - 39	977	8.42%	1,130	10.04%	1,146	10.31%
Age 40 - 44	718	6.19%	830	7.37%	1,022	9.19%
Age 45 - 49	586	5.05%	619	5.50%	802	7.21%
Age 50 - 54	602	5.19%	565	5.02%	631	5.68%
Age 55 - 59	672	5.79%	569	5.05%	548	4.93%
Age 60 - 64	659	5.68%	594	5.28%	529	4.76%
Age 65 - 69	593	5.11%	568	5.04%	517	4.65%
Age 70 - 74	448	3.86%	478	4.25%	470	4.23%
Age 75 - 79	215	1.85%	289	2.57%	366	3.29%
Age 80 - 84	114	0.98%	144	1.28%	228	2.05%
Age 85+	107	0.92%	134	1.19%	191	1.72%
<b>Age 15+</b>	<b>10,121</b>	<b>87.23%</b>	<b>9,433</b>	<b>83.77%</b>	<b>9,024</b>	<b>81.17%</b>
<b>Age 20+</b>	<b>9,764</b>	<b>84.15%</b>	<b>9,074</b>	<b>80.59%</b>	<b>8,583</b>	<b>77.21%</b>
<b>Age 65+</b>	<b>1,477</b>	<b>12.73%</b>	<b>1,613</b>	<b>14.33%</b>	<b>1,772</b>	<b>15.94%</b>
<b>Median Age</b>	<b>35</b>		<b>36</b>		<b>39</b>	
<b>Average Age</b>	<b>38.00</b>		<b>38.20</b>		<b>39.10</b>	
<b>Population By Race</b>	<b>11,603</b>		<b>11,260</b>		<b>11,117</b>	
White	10,264	88.46%	9,986	88.69%	9,862	88.71%
Black	323	2.78%	296	2.63%	290	2.61%
Am. Indian & Alaskan	19	0.16%	13	0.12%	12	0.11%
Asian	214	1.84%	236	2.10%	233	2.10%
Hawaiian & Pacific Islander	12	0.10%	7	0.06%	8	0.07%
Other	768	6.62%	722	6.41%	712	6.40%

# Demographic Trend Report

1 Mile Radius

6306 Guilford Ave, Indianapolis, IN 46220

Description	2020	2024	2029
<b>Population by Race (Hispanic)</b>	<b>417</b>	<b>339</b>	<b>332</b>
White	136 32.61%	124 36.58%	121 36.45%
Black	10 2.40%	10 2.95%	10 3.01%
Am. Indian & Alaskan	7 1.68%	9 2.65%	9 2.71%
Asian	3 0.72%	1 0.29%	1 0.30%
Hawaiian & Pacific Islander	0 0.00%	0 0.00%	0 0.00%
Other	262 62.83%	195 57.52%	192 57.83%
<b>Household by Household Income</b>	<b>5,905</b>	<b>5,711</b>	<b>5,633</b>
<\$25,000	491 8.31%	334 5.85%	316 5.61%
\$25,000 - \$50,000	775 13.12%	536 9.39%	480 8.52%
\$50,000 - \$75,000	872 14.77%	883 15.46%	882 15.66%
\$75,000 - \$100,000	601 10.18%	606 10.61%	597 10.60%
\$100,000 - \$125,000	714 12.09%	811 14.20%	826 14.66%
\$125,000 - \$150,000	545 9.23%	506 8.86%	492 8.73%
\$150,000 - \$200,000	688 11.65%	779 13.64%	792 14.06%
\$200,000+	1,219 20.64%	1,256 21.99%	1,248 22.16%
<b>Average Household Income</b>	<b>\$135,040</b>	<b>\$143,501</b>	<b>\$144,806</b>
<b>Median Household Income</b>	<b>\$107,475</b>	<b>\$115,305</b>	<b>\$116,389</b>