

Castleton Point

Indianapolis, Indiana

PROPERTY HIGHLIGHTS

- Castleton Point sits on the southeast corner of E. 82nd Street and Allisonville Road.
- Allisonville Road and E. 82nd Street is one of the busiest intersections in Indianapolis.
- Considered the gateway into both the Castleton Area and Clearwater Area, the intersection of Allisonville Road and 82nd Street is just south of I-465.
- Signalized intersection.
- Easy Access.
- GLA: 97,517 S.F.
- MSA: Indianapolis, IN
- Key Tenants are Trader Joe's, Ross Dress for Less, Skechers, Penzey's Spices and Five Guys Burgers.

LEASING CONTACT:

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SITE DATA

TOTAL BUILDING AREA

INLINE RETAIL AREA	86,917 S.F.
OUTLET RETAIL BLDG.	5,600 S.F.
TOTAL BLDG AREA	92,517 S.F.
EYEGLASS OUTLOT	5,000 S.F.
TOTAL DEVELOPMENT	97,517 S.F.

PARKING SPACES

SHOPPING CENTER	507 SPACES
EYEGLASS OUTLOT	92 SPACES
TOTAL	599 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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Market Profile and Income Summary

	3 MILES		5 MILES		10 MILES	
	2024 Estimate	2029 Forecast	2024 Estimate	2029 Forecast	2024 Estimate	2029 Forecast
Population	57,342	58,110	172,397	177,149	779,984	806,200
Daytime Population	116,843		242,974		862,093	
Households	27,479	27,959	79,185	81,763	319,222	331,527
Average HH Size	2.06	2.05	2.16	2.15	2.41	2.40
Average HH Income	\$111,548	\$128,999	\$121,491	\$139,151	\$118,436	\$135,640
Median HH Income	\$79,813	\$92,051	\$88,655	\$103,203	\$82,017	\$96,665
Per Capita Income	\$53,870	\$62,526	\$55,877	\$64,319	\$48,390	\$55,674

Traffic Data

ACPD	Main Thoroughfare	Start Location	End Location
29,916	82nd Street	Allisonville Road	I-465
40,417	Allisonville Road	82nd Street	I-465
146,745	I-465	82nd Street	I-69

