

KOKOMO TOWN CENTER

2,375 SF - 16,575 SF AVAILABLE | FOR LEASE

VERITAS
REALTY

1700 East Boulevard Street, Kokomo, IN 46902



PROPERTY HIGHLIGHTS:

- Kokomo Town Center is the perfect location for your business (located at SR-931 & East Boulevard) in the heart of the retail district of Kokomo, IN.
- Center includes 2,000 parking spaces and 5 means of ingress & egress at 2 signalized intersections.
- National Tenants include: Buffalo Wild Wings, AMC Showplace 12, Chuck E. Cheese's, Panera Bread, T-Mobile, Cosmo Prof, Gabe's and Discount Tire.
- Kokomo is known as the "City of Firsts" thanks to its rich automotive heritage & history of technological discoveries.
- Stellantis NV is building a renewable battery plant with Samsung set to open in 2025. The \$2.5 billion electric vehicle battery plant will create 1,400 jobs. Stellantis and its predecessor companies have had a presence in Kokomo for over 90 years.
- Nearby employers include Stellantis (6,400+ employees), General Motors (600 employees), Community Health (1,058 employees), St. Vincent Hospital (850 employees), Haynes International (850 employees), Delphi (600 employees), Aptiv (600 employees).

DEMOGRAPHICS



5 MILE



10 MILE



20 MILE

Population:	67,886	88,647	149,326
Households:	29,664	37,960	61,626
Avg. HH Income:	\$79,869	\$86,843	\$87,023

MAJOR TENANTS:

Robert Miller & Son
FURNITURE

62,619 SF



42,680 SF

Gabe's

76,800 SF

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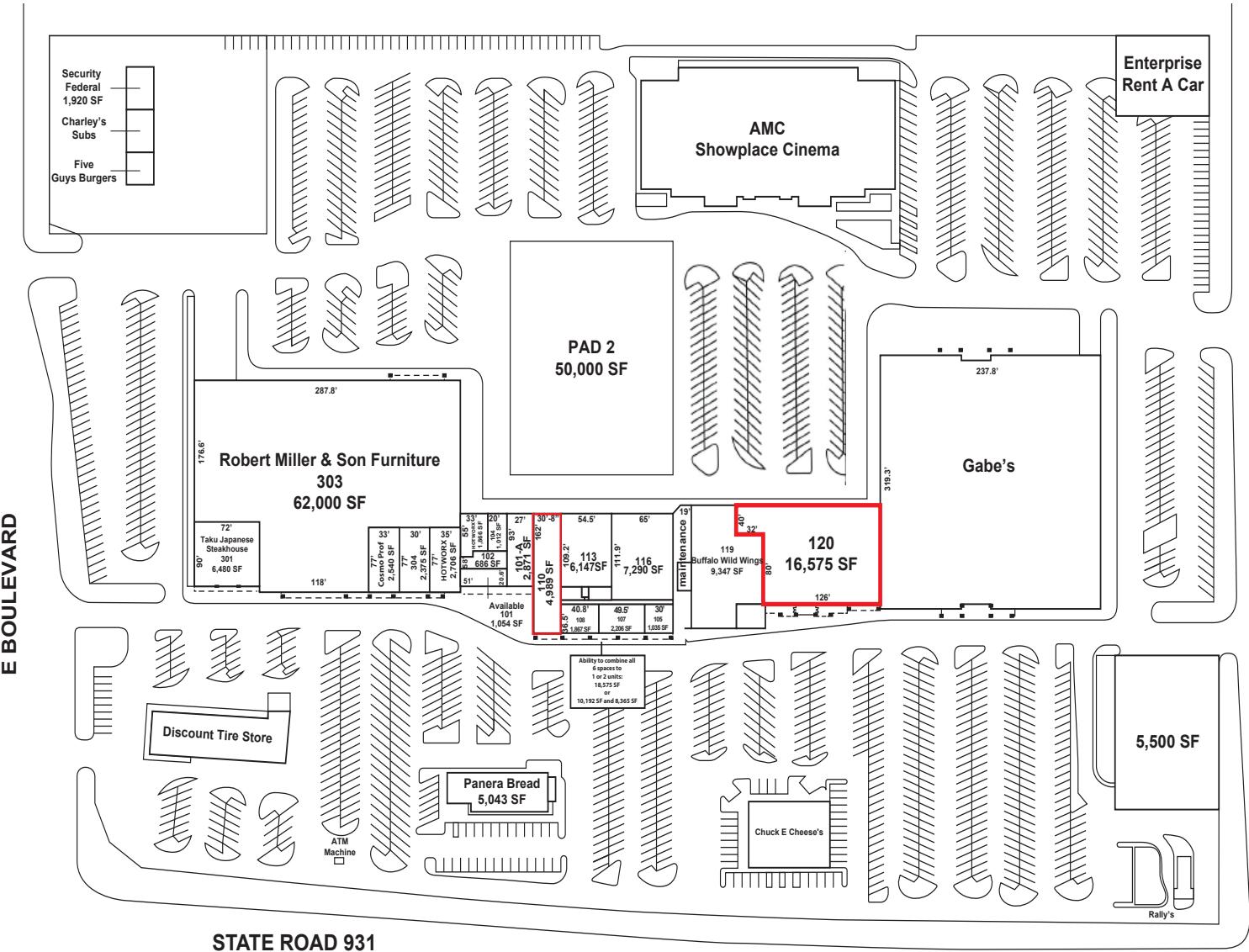
FOR
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CENTER SITE PLAN



SUITE 120 & 304

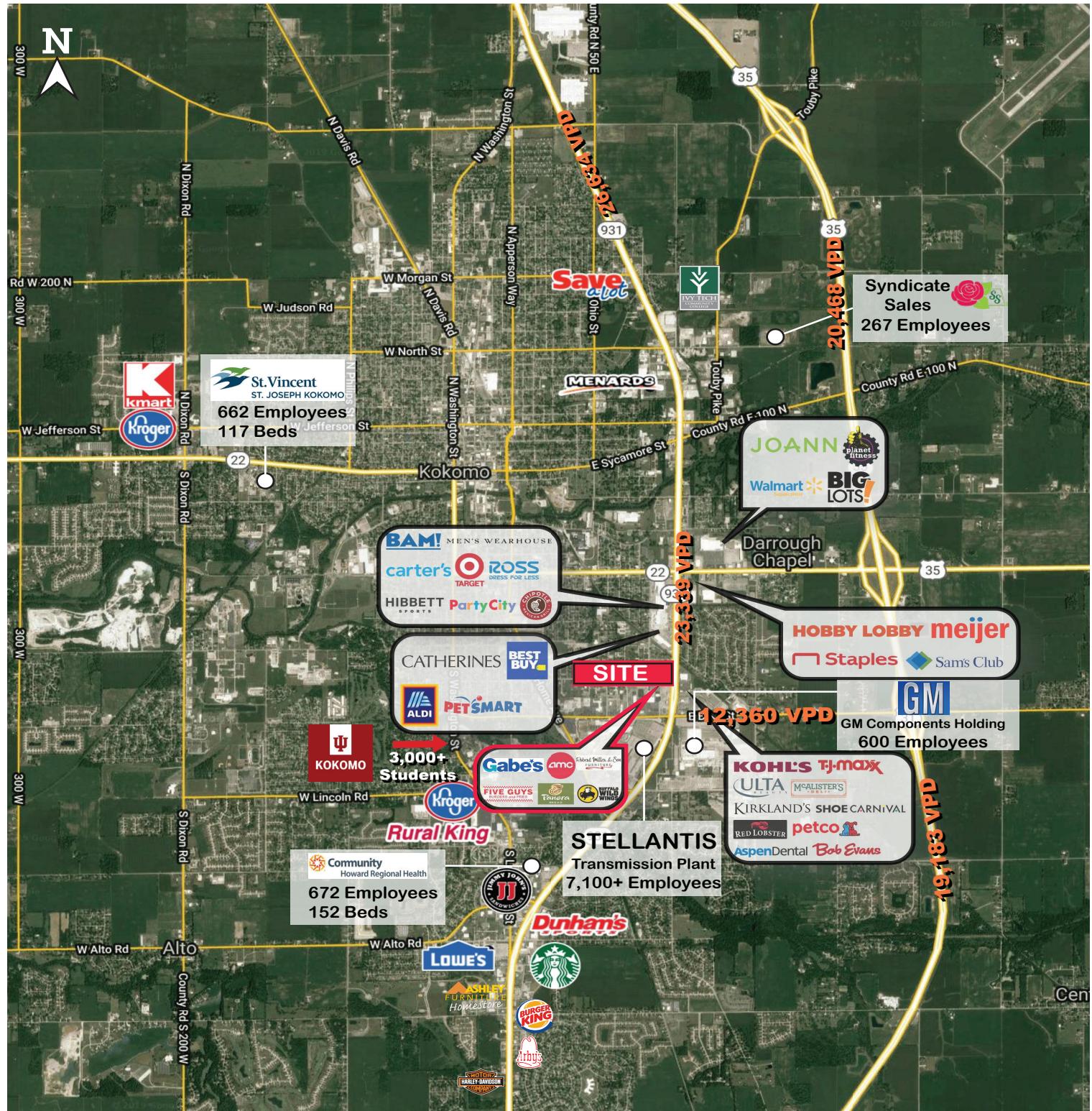
- Recently remodeled exterior
- Suite 120 is situated between Buffalo Wild Wings and Gabe's.
- Suite 304 - white box delivery with new HVAC and concrete floor
- Ingress and Egress from the East, South and North
- Diverse Tenant mix creating a strong performing center
- 126' of frontage with glass boxed entry on Suite 120

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MARKET OVERVIEW

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CHAINLINKS
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VERITAS REALITY

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