

# Markland Plaza

1805 E. Markland Ave.  
1012-1024 S. Reed Rd.  
Kokomo, IN 46901  
Howard County



## key features

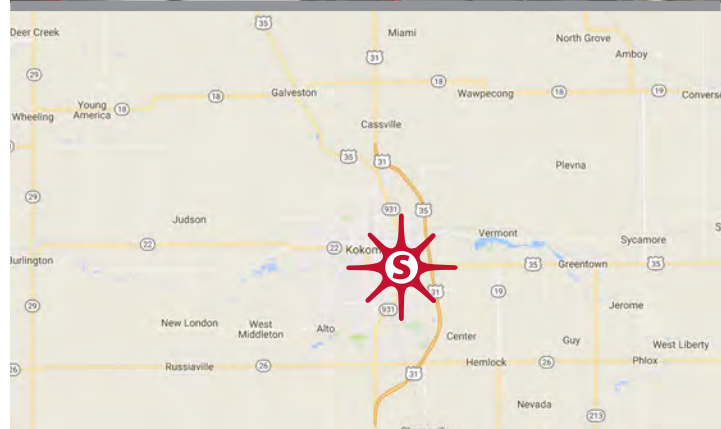
- located across from newly renovated Markland Mall (416,000-sf, Simon-owned power center) in main retail corridor near Walmart, Sam's Club, and Meijer
- retail space and outlots available
- daily traffic counts: 24,076 on Reed Road and 22,295 on Markland Avenue

## demographics

|                       | 1 mile   | 3 miles  | 5 miles  |
|-----------------------|----------|----------|----------|
| population            | 5,581    | 43,902   | 67,162   |
| households            | 2,631    | 19,570   | 29,247   |
| avg. household income | \$68,217 | \$70,682 | \$79,970 |
| daytime population    | 7,251    | 38,539   | 51,066   |

2025 Estimates. Source: Applied Geographic Solutions 5/2025, TIGER Geography

retail space for lease 1,088 – 8,000 sf  
outlot available ±1 acre



Tim Lee 317.524.7838 tlee@sandordev.com

10689 N. Pennsylvania St., Suite 100, Indianapolis, IN 46280

www.sandordev.com

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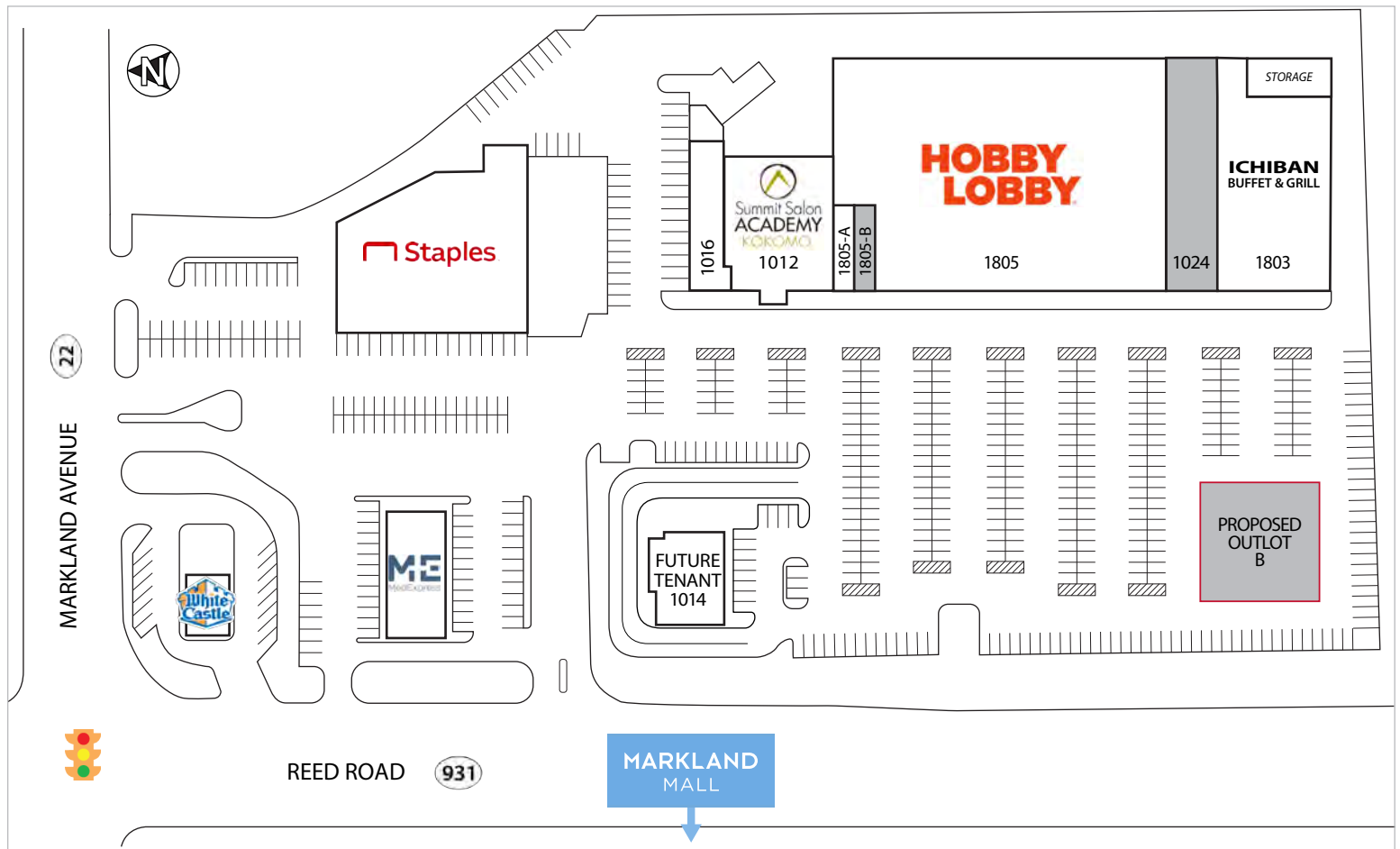
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## outlots

| UNIT   | TENANT                 | DIMS.         | S.F.   |
|--------|------------------------|---------------|--------|
| 1016   | U.S. ARMY RECRUITING   | 30 x 115 IRR  | 3,686  |
| 1012   | SUMMIT SALON ACADEMY   | 90 x 110 IRR  | 9,840  |
| 1805-A | SUMMIT SALON ACADEMY   | 28 x 75       | 2,090  |
| 1805-B | AVAILABLE              | 14.5 x 75 IRR | 1,088  |
| 1805   | HOBBY LOBBY            | 340 x 160 IRR | 55,230 |
| 1024   | AVAILABLE              | 50 x 160      | 8,000  |
| 1803   | ICHIBAN BUFFET & GRILL | 100 x 160 IRR | 16,186 |

| UNIT | TENANT             | SIZE     |
|------|--------------------|----------|
| 1014 | TENANT COMING SOON | 5,020 SF |
| B    | OUTLOT AVAILABLE   | ±1 AC    |



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**sandor**