

# COLDWATER CROSSING FORT WAYNE, IN

## PROPERTY FLYER

Cincinnati: 513-733-3300  
800-536-3300  
Fax: 513-733-8621  
E-Mail: hsf@hauckco.com



### TRADE AREA - 5 MILE RADIUS

89,980	168,832	70,223	\$62,273
Square Footage	Population	Households	Avg. Household Income

### MAJOR ANCHORS

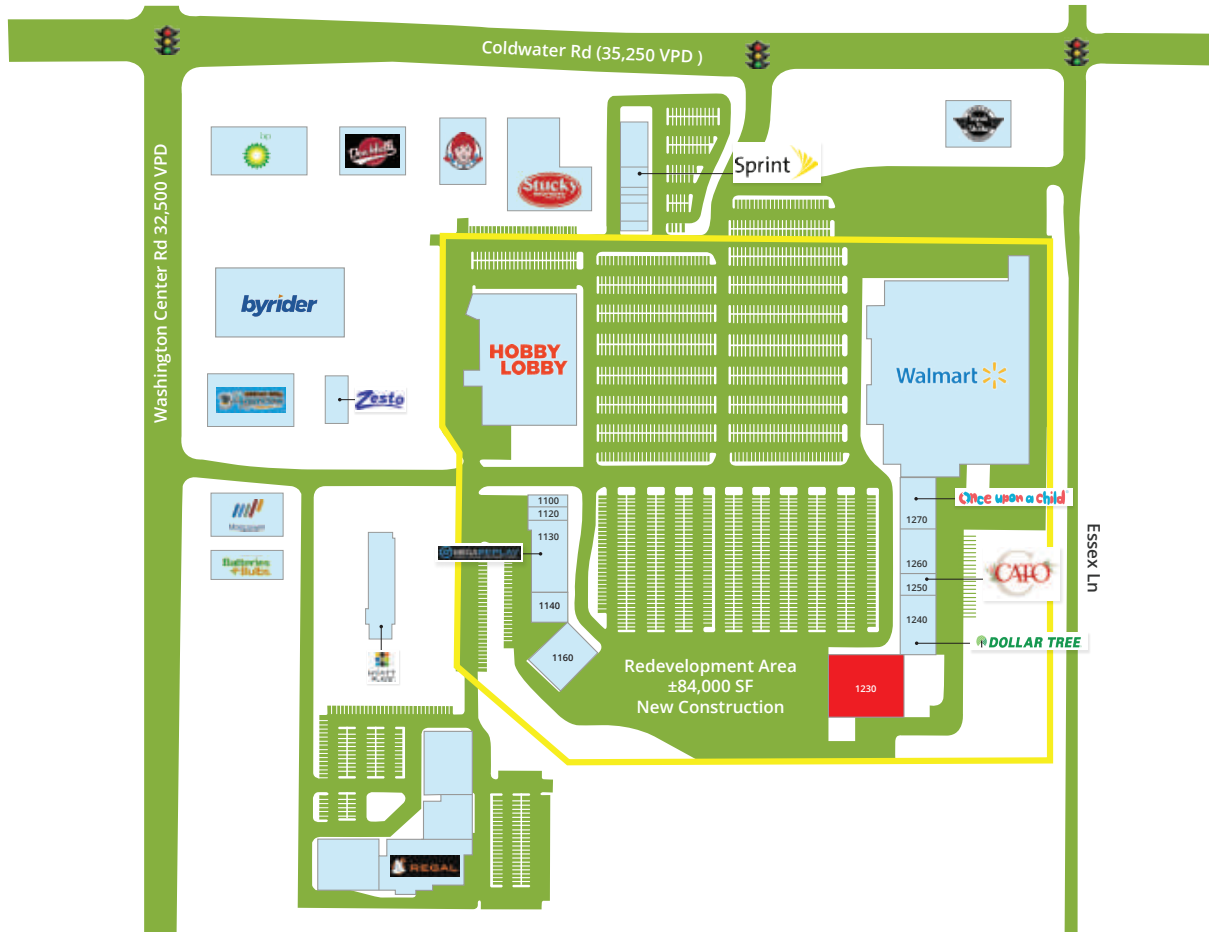
### LOCATION

WalMart	206,000 SF	5315 - 5515 Coldwater Rd.,
Hobby Lobby	74,700 SF	Fort Wayne, IN 46825
Dollar Tree	10,400 SF	MSA: Fort Wayne, IN

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### TENANT LIST

1110	A Taste of India	2,200 SF
1120	M Mart	2,550 SF
1130	Super Mega Replay	13,481 SF
1140	Table Games	4,800 SF
1160	Hair & Beauty Depot	11,932 SF
<b>1230</b>	<b>VACANT</b>	<b>24,137 SF</b>
1240	Dollar Tree	10,400 SF
1250	Cato	4,000 SF
1260	Rudae's	8,480 SF
1270	Once Upon a Child	8,000 SF

With an estimated 2021 population of 341,000, Fort Wayne is the second largest city in Indiana. Northeast Indiana's population is growing faster than any other state in the region. "Indiana was the only state in the Midwest that had positive net domestic migration," said John Urbahns, president and CEO of Greater Fort Wayne, Inc. citing 2020 census data. Fort Wayne's economy is based upon distribution, transportation and logistics, healthcare, among others. Fun Fact: The television was invented in Fort Wayne!