

GREENWOOD SHOPPING CENTER

8830 US-31
Indianapolis, IN 46227

FOR LEASE
5,700 SF
FREESTANDING
RESTAURANT

*DO NOT DISTURB
TENANT*



PREMIER OUTPARCEL
TO FULLY LEASED
POWER CENTER

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GREENWOOD SHOPPING CENTER

5,700 SF FORMER RESTAURANT AVAILABLE

PROPERTY OVERVIEW



PROPERTY HIGHLIGHTS:

- 5,700 SF former freestanding restaurant available
- Situated on an outlot to premier power center serving southern Indianapolis, Southport, Greenwood, Franklin, Whiteland, Bargersville, and more
- Large trade area with regional drawing power, located directly across from 1.26M SF Simon-owned Greenwood Park Mall
- Flagship retail line-up including Fresh Thyme Farmers Market, Marshalls, HomeGoods, Five Below, Sportsman's Warehouse, Ross Dress for Less, Chuck E Cheese, Big Lots, Chipotle, AT&T, Kirkland's and Sun Tan City
- Conveniently located at the intersection of US31 & County Line (combined 72,509 Cars Per Day), Johnson County's busiest intersection.
- Close Proximity to I-65 (89,897 VPD) and I-465 (101,655 VPD)

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SITE
PLAN



Suite	Tenant	SF
1	Sun Tan City	3,520 SF
2	AT&T Mobility	5,000 SF
3	Chipotle Mexican Restaurant	2,200 SF
4	AVAILABLE	5,700 SF
6	Kirkland's	8,428 SF
8	Chuck E Cheese	12,609 SF
9	Big Lots	47,000 SF
13	Fresh Thyme Farmer's Market	29,979 SF
14	Sportsman's Warehouse	31,530 SF
16	Marshalls/HomeGoods	42,000 SF
17	Five Below	8,415 SF
18	Ross Dress for Less	22,000 SF
	Total GLA	218,435 SF

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MARKET
AERIAL



DEMOGRAPHICS	1 mile	3 mile	5 miles	10 miles
Population	12,848	83,960	201,677	462,773
Households	5,648	34,312	79,176	177,510
Ave HH Income	\$54,602	\$74,897	\$81,316	\$74,043
Employees	9,433	43,782	69,401	279,927

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CENTER
PHOTOS



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CHAINLINKS
RETAIL ADVISORS

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