

# Downtown Indianapolis | Prime Retail Opportunity

## 4,200 SF For Lease

10 E Washington St, Indianapolis, IN 46204

Overview

Aerial (Market)

Trade Area

Floor Plans

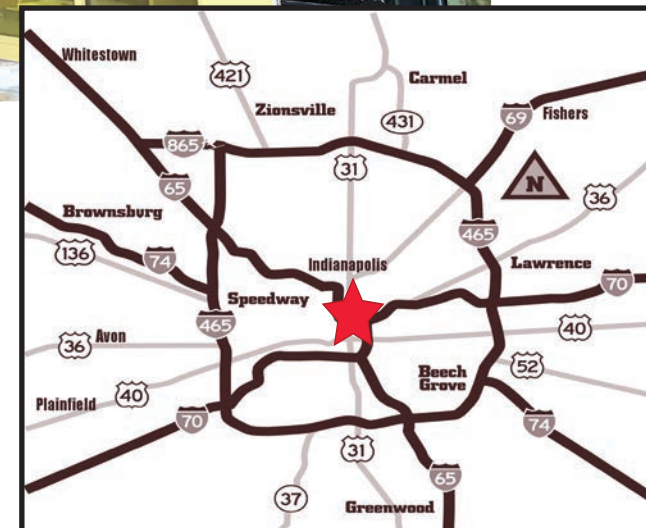
Contact Info



2017 DEMOGRAPHICS	1 miles	2 miles	3 miles
Population	14,227	47,333	102,373
Daytime Population	115,774	181,408	201,077
Employee Pop. Ratio	814	383	196

### Property Highlights:

- 4,200 sq. ft. of storefront retail For Lease (inclusive of 4,300 sq. ft. of lower level retail/restaurant space)
- Frontage to The Cultural Trail in Indianapolis' Central Business District
- Positioned between Chipotle and Charblue Steakhouse and Seafood; neighboring tenants include Jimmy Johns, Qdoba, Five Guys and more
- Densely populated urban core with high pedestrian foot-traffic
- Blocks away from Bankers Life Fieldhouse, Indiana Convention Center, Lucas Oil Stadium, Circle Centre Mall, Cummins HQ, and Flaherty and Collins' Market 360



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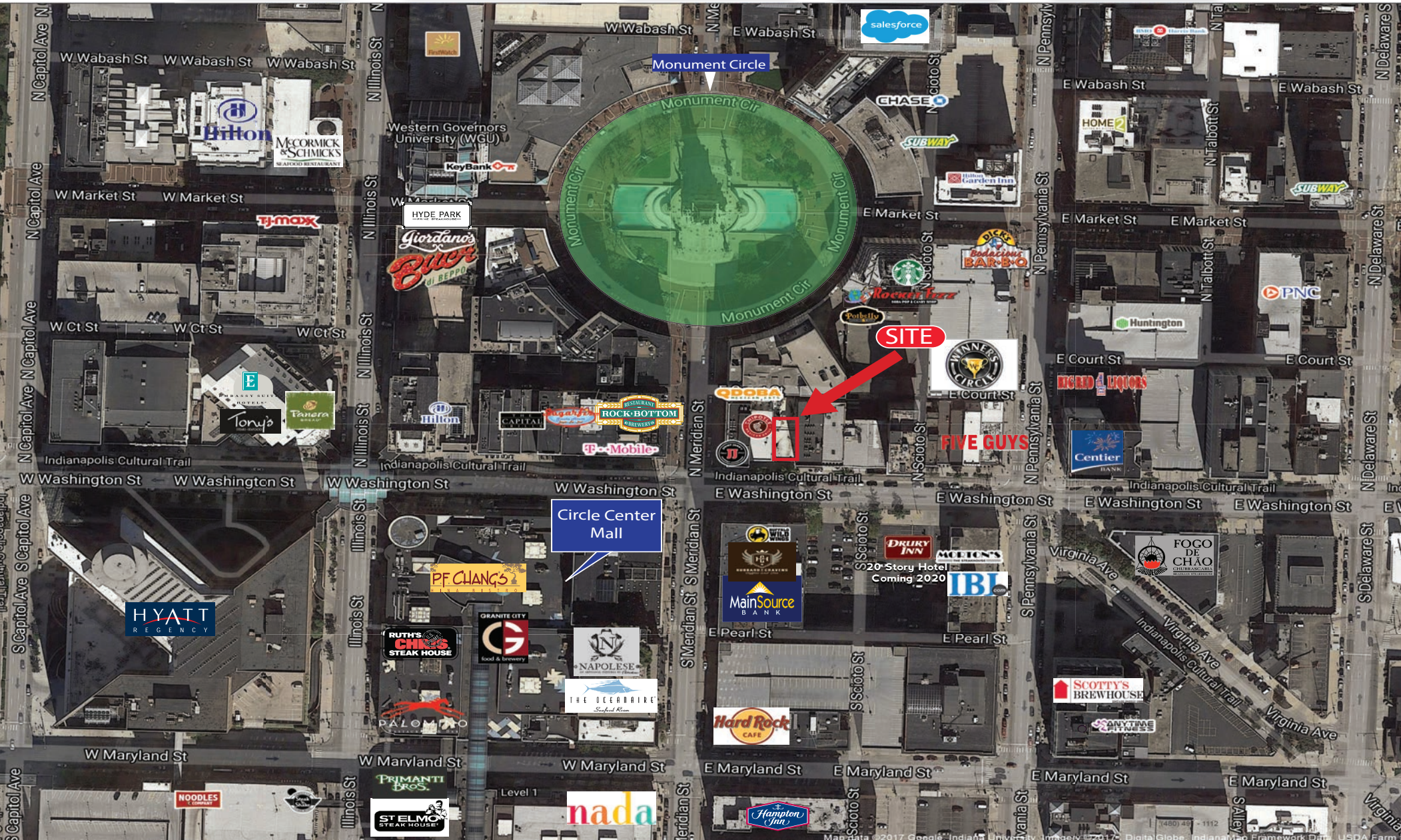
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OneAmerica Tower  
2,650 Employees

Monument City Ctr  
1,457 Employees

300 North Meridian  
1,250 Employees

Regions Tower  
2,150 Employees

Capital Center  
2,200 Employees

BMO Plaza  
1,450 Employees

101 West Ohio  
1,000 Employees

Salesforce Tower  
4,000 Employees

Market Square Center  
1,000 Employees

Market Tower  
1,650 Employees

Simon Property HQ  
1,500 Employees

City County Building  
2,850 Employees

PNC Center  
2,650 Employees

30 South  
1,350 Employees

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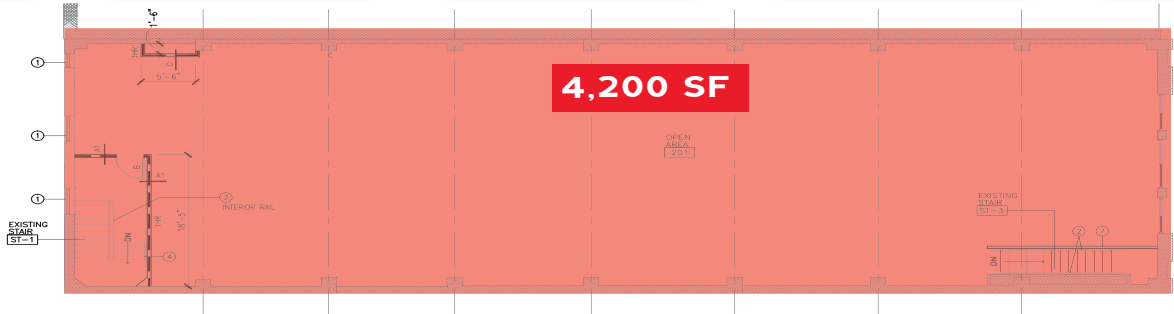
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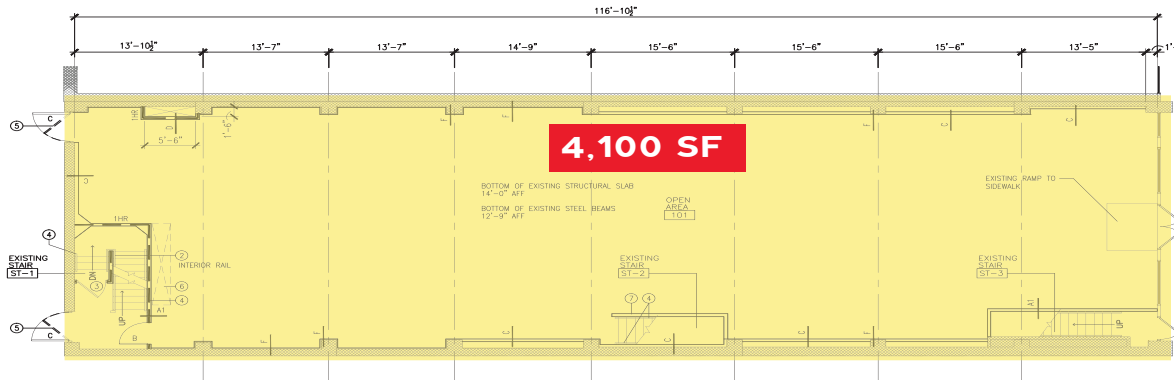
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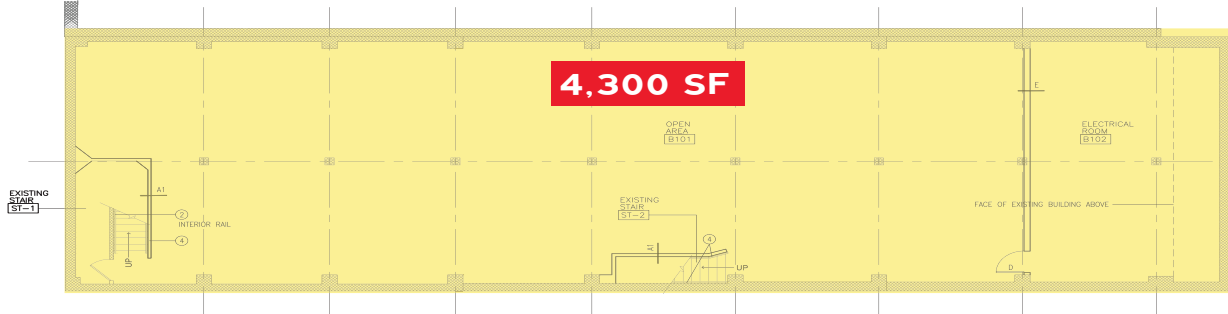
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1 UPPER LEVEL FLOOR PLAN  
SCALE: 1/8" = 1'-0"



2 MAIN LEVEL FLOOR PLAN  
SCALE: 1/8" = 1'-0"



3 LOWER LEVEL FLOOR PLAN  
SCALE: 1/8" = 1'-0"



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**VERITAS  
REALTY**

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