

# Prime Retail Space: Goshen Shoppes (coming Fall 2019)

## 2,720 SF (end cap) Available, Join Starbucks

1763 Lincolnway E, Goshen, IN 46526

Project Overview

Site Plan

Elevations

Aerial (Site)

Aerial (Market)

Demographics



### Property Highlights:

- Highly visible 2,720 SF PRIME END CAP AVAILABLE (Fall 2019 Delivery), first class construction
- Stoplight entrance shared with Walgreens, newly developed Fairfield Inn & Suites (Marriott), Keystone Square medical office park
- Large, expanded population base with regional drawing power; Goshen serves as the county seat of Elkhart County (population in excess of 200,000 people), the nation's leader in the high tech manufacturing industry, also known as "The RV Capital of the World".
- In June 2018, Bloomberg ranked Elkhart County (No. 1) for having the largest employment gains in the country since the recession

DEMOGRAPHICS	3 mile	5 mile	10 mile
Population	24,565	43,987	100,224
Households	8,873	15,278	33,432
Average HH Incomes	\$65,341	\$67,571	\$74,243
Employees	23,226	32,204	55,616

FOR MORE INFORMATION  
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Suite	Tenant	Size	Frontage
A	AVAILABLE	2,720 SF	34'
B	Starbucks	2,208 SF	28.5'
Total GLA:			4,928 SF

Keystone  
Office Park



Now Open



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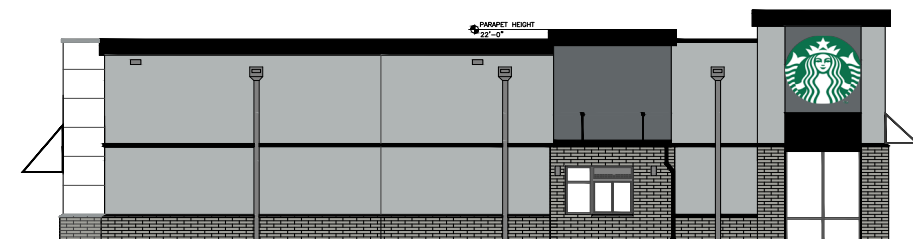
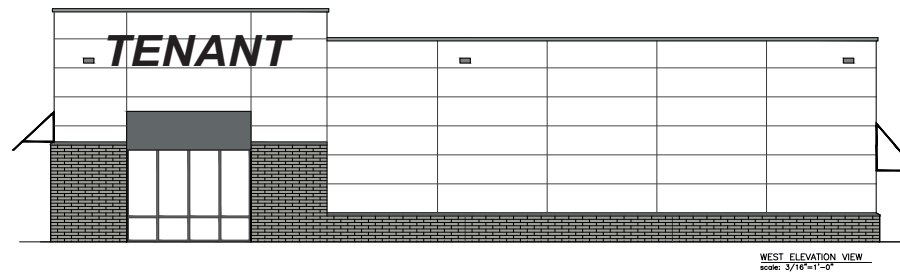
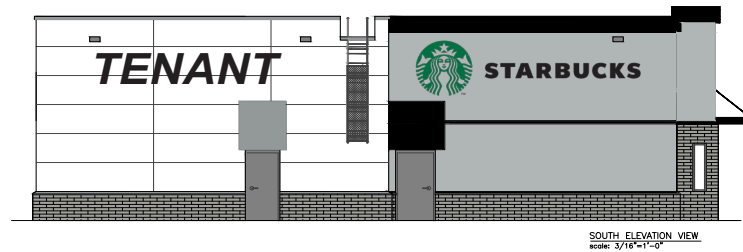
Aerial (Site)

Aerial (Market)

Demographics

Suite B  
2,208 SF (drive-thru)  
Leased

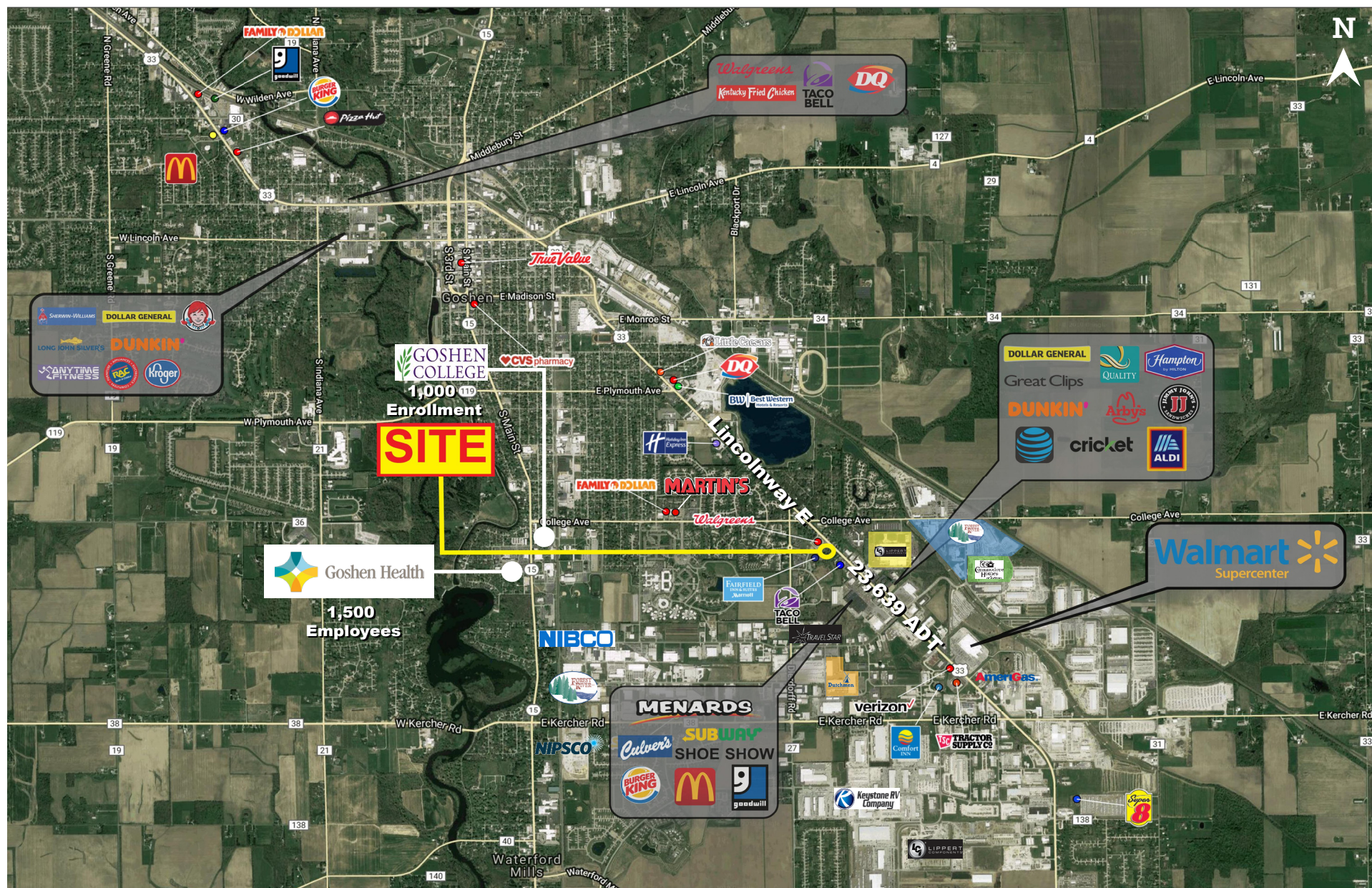
Suite A  
2,720 SF (end cap)  
Available













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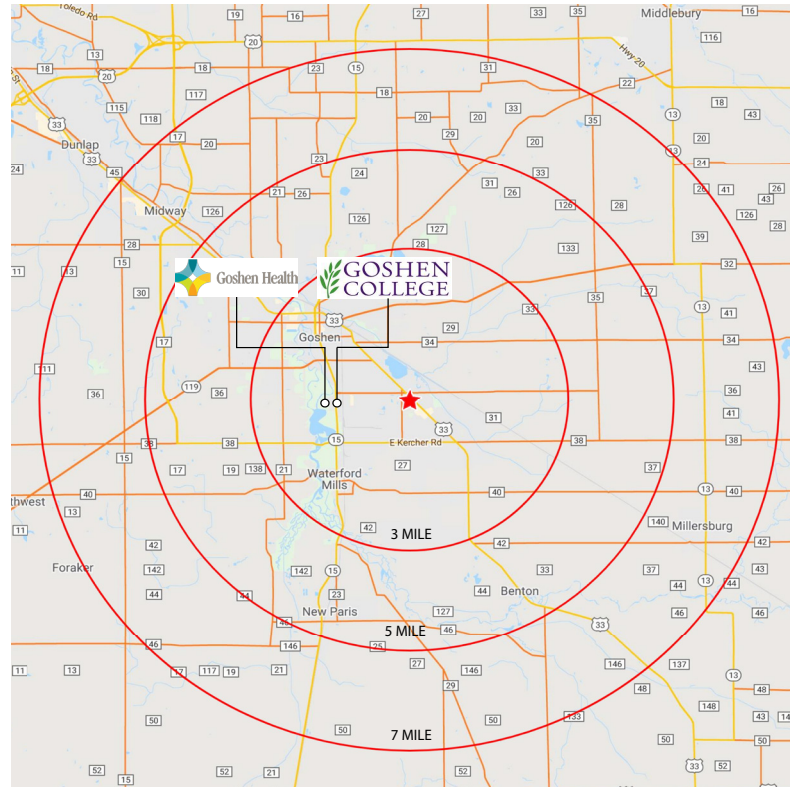
Site Plan

Elevations

Aerial (Site)

Aerial (Market)

Demographics



DEMOGRAPHICS	1 mile	3 mile	5 mile	7 mile	10 mile	15 mile
Population	3,475	24,565	43,987	63,123	100,224	232,547
Households	1,821	8,873	15,278	21,268	33,432	81,185
Average HH Incomes	\$58,112	\$65,341	\$67,571	\$72,430	\$74,243	\$68,254
Employees	8,479	23,226	32,204	36,585	55,616	146,020
Retail & Restaurant Sales	\$67,408,595	\$35,041,157	\$126,831,862	\$248,258,054	\$1,684,798,325	\$3,848,972,685

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