

# KOHL'S ANCHORED PAD SITE

Brownsburg, IN 46112 | 580 West Northfield Drive | Northfield Drive | # 1104



**AVAILABLE SF:**  
**APPROX 0.75 ACRES**

**GROUND LEASE:**  
**CALL FOR INFO**

**ZONING:**  
**COMMERCIAL**

**USE RESTRICTIONS:**  
**CALL FOR DETAILS**



- Prominent +/- Acre Outlot Parcel available fronting Kohl's in the highly desired Brownsburg Regional Trade Area
- Over 15,937 vehicles passing the shopping center daily along S Reed Road & E Blvd Street
- Over 57,926 residents with Average Household Income of \$107,362 living within 5 miles
- Daytime population over 13,935 within 5 miles

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES	TRAFFIC COUNTS
2020 POPULATION	3,835	32,246	57,926	WEST NORTHFIELD DRIVE 15,937 ADT
2020 DAYTIME POPULATION	4,066	11,653	13,935	
2020 AVERAGE HH INCOME	\$130,106	\$104,450	\$107,362	
2020 MEDIAN HH INCOME	\$92,506	\$79,926	\$84,532	

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