

# FORMER RESTAURANT ENDCAP SPACE

CONFIDENTIAL LISTING  
DO NOT DISTURB TENANT

4,500 SF  
FOR LEASE



9769 E US Hwy 36, Avon, IN 46123

CONTACT:

Andrew Demaree

T: 317-472-1800

E: Ademaree@VeritasRealty.com

John Holloway

T: 317-472-1800

E: John@VeritasRealty.com

VERITAS  
REALTY

www.VeritasRealty.com

# FORMER RESTAURANT ENDCAP AVAILABLE




4,500 SF | FOR LEASE

PROPERTY  
OVERVIEW



## PROPERTY HIGHLIGHTS:

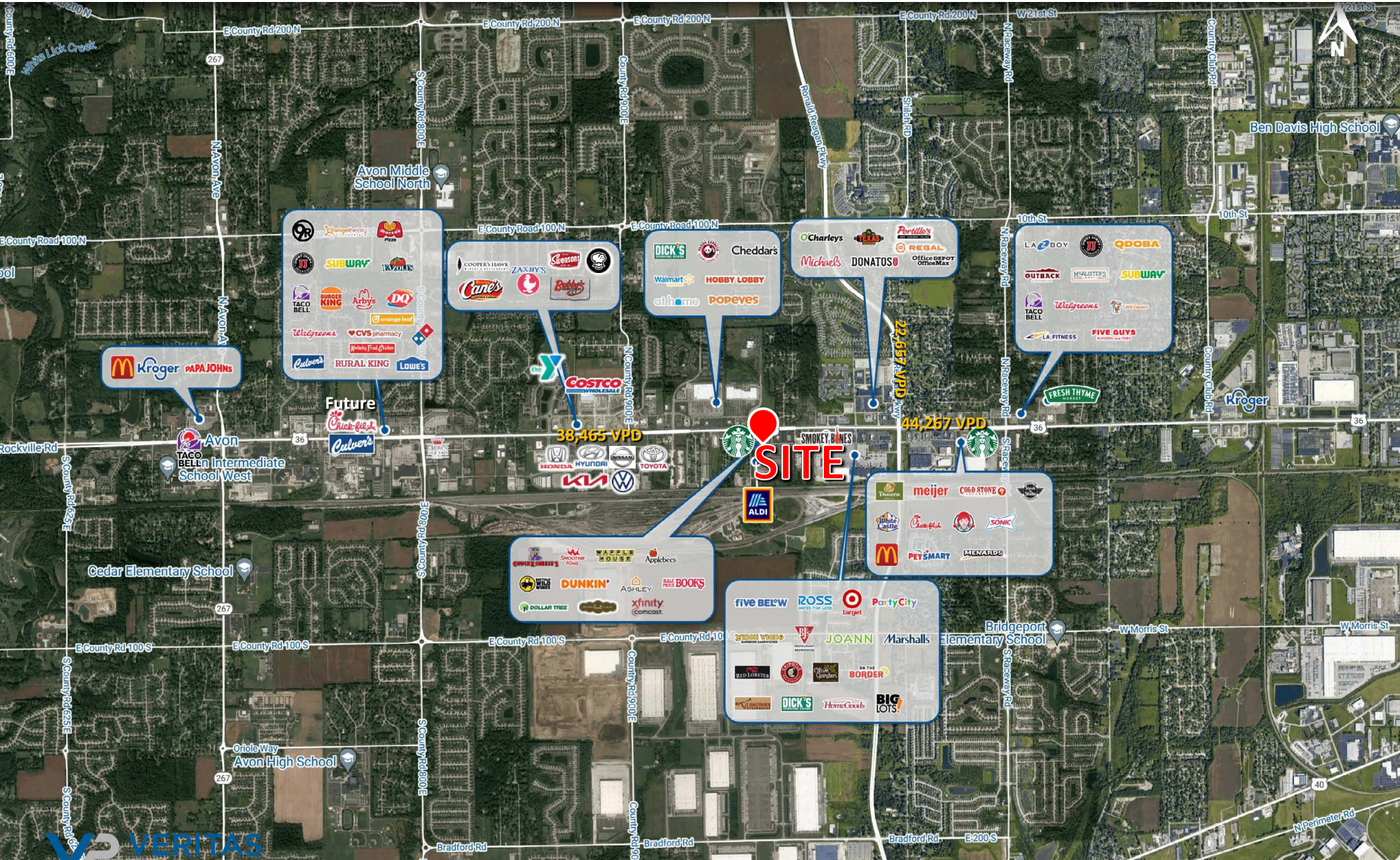
- Best endcap available with immediate possession in the market
- Located along Avon's main retail corridor with over 43,000 cars per day corridor that includes recent new to market concepts including Costco, Coopers Hawk, Raising Cane's, Bubba's, Swenson's, Chicken Salad Chick and more
- Over 61,000 population with over \$88,000 Average Household Income in a 3 Mile Radius
- Shopping center is anchored by strong performing Aldi, Dollar Tree, Ashley Furniture and more

DEMOGRAPHICS	 1 MILE	 3 MILE	 5 MILE
Population:	5,967	61,213	144,122
Households:	2,350	22,610	55,835
Avg. HH Income:	\$78,540	\$88,433	\$81,388
Daytime Population:	5,269	44,715	101,389

# FORMER RESTAURANT ENDCAP AVAILABLE

4,500 SF | FOR LEASE

## MARKET OVERVIEW





# FORMER RESTAURANT ENDCAP AVAILABLE

4,500 SF | FOR LEASE

PROPERTY  
PHOTOS



Information within this brochure has been obtained from sources believed reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. Prospective tenant and tenant representatives must verify the information and bears all risk for any inaccuracies as it relates to property and market information.

CONTACT:

**Andrew Demaree**

T: 317-472-1800

E: [Ademaree@VeritasRealty.com](mailto:Ademaree@VeritasRealty.com)

**John Holloway**

T: 317-472-1800

E: [John@VeritasRealty.com](mailto:John@VeritasRealty.com)

**CHAINLINKS**  
RETAIL ADVISORS

**VERITAS**  
REALTY

[www.VeritasRealty.com](http://www.VeritasRealty.com)