

DANVILLE SHOPPING CENTER

785 E Main Street Danville, IN 46122



MIDLAND ATLANTIC
PROPERTIES



PROPERTY OVERVIEW

1,200 square feet available for lease in the growing Danville community.

PROPERTY HIGHLIGHTS

- 1,200 Square Feet Available Adjacent to Kroger
- Easy Access to the Center with a Signalized Intersection and Two Means of Ingress/Egress
- Visibility from US-36 which Has Over 15,000 VPD
- Pylon Signage Available
- Danville is One of the Fastest Growing Communities in Indiana

DEMOGRAPHICS

	3 MILES	5 MILES
Total Population	12,732	23,267
Average HH Income	\$90,101	\$98,604
Businesses	441	732
Employees	3,401	8,460

TRAFFIC COUNTS

Rockville Road	10,183
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MIDLAND ATLANTIC PROPERTIES

Indianapolis Office
3801 East 82nd Street, Suite B
Indianapolis, IN 46240

MIDLANDATLANTIC.COM

SHAWN HEFFERN

Direct: 317.597.1715
Cell: 317.695.8938
sheffern@midlandatlantic.us

PATRICK BOYLE

Direct: 317.597.1718
Cell: 317.679.6322
pjboyle@midlandatlantic.us

DEVELOPMENT • BROKERAGE • ACQUISITIONS • MANAGEMENT

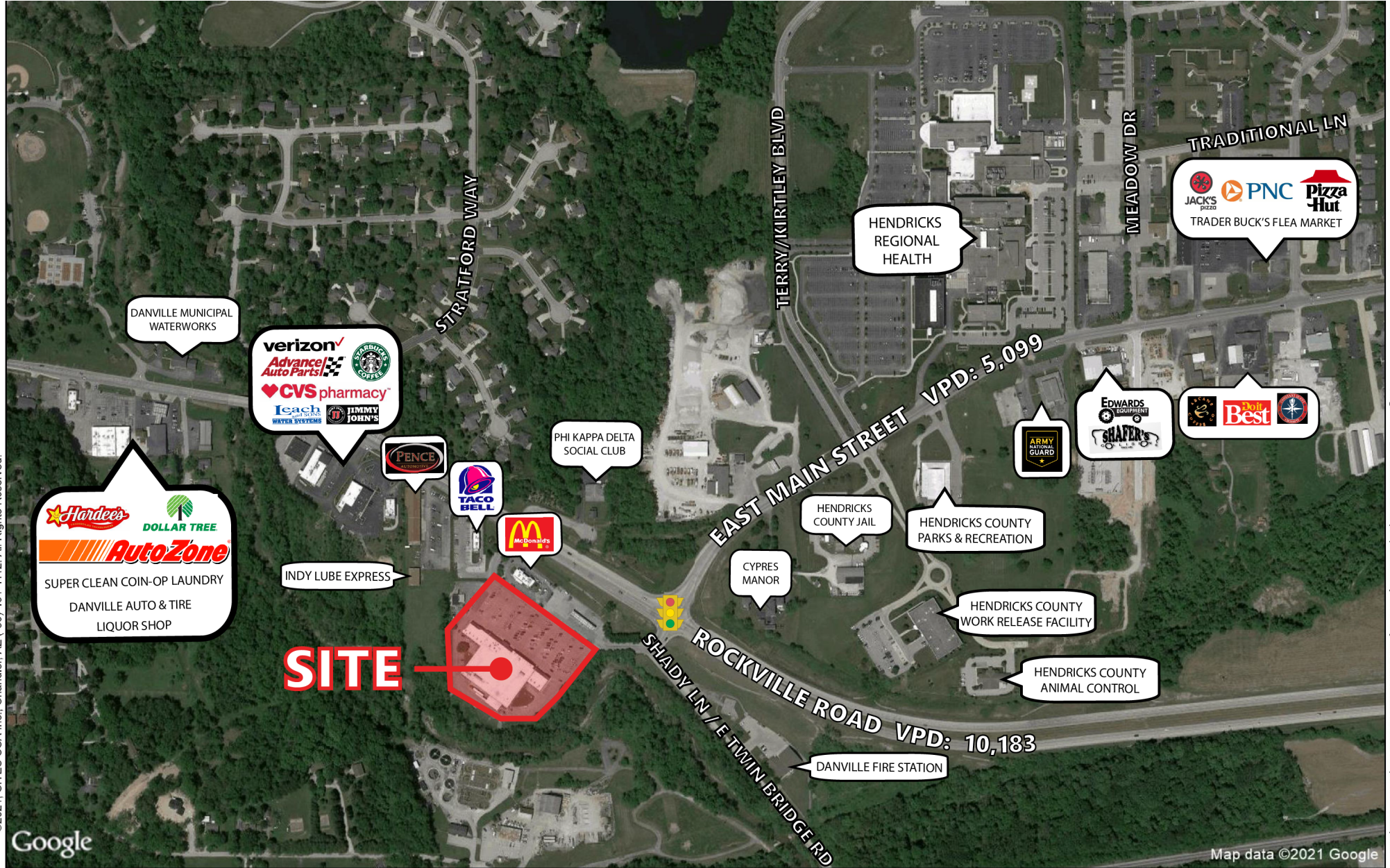
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Google

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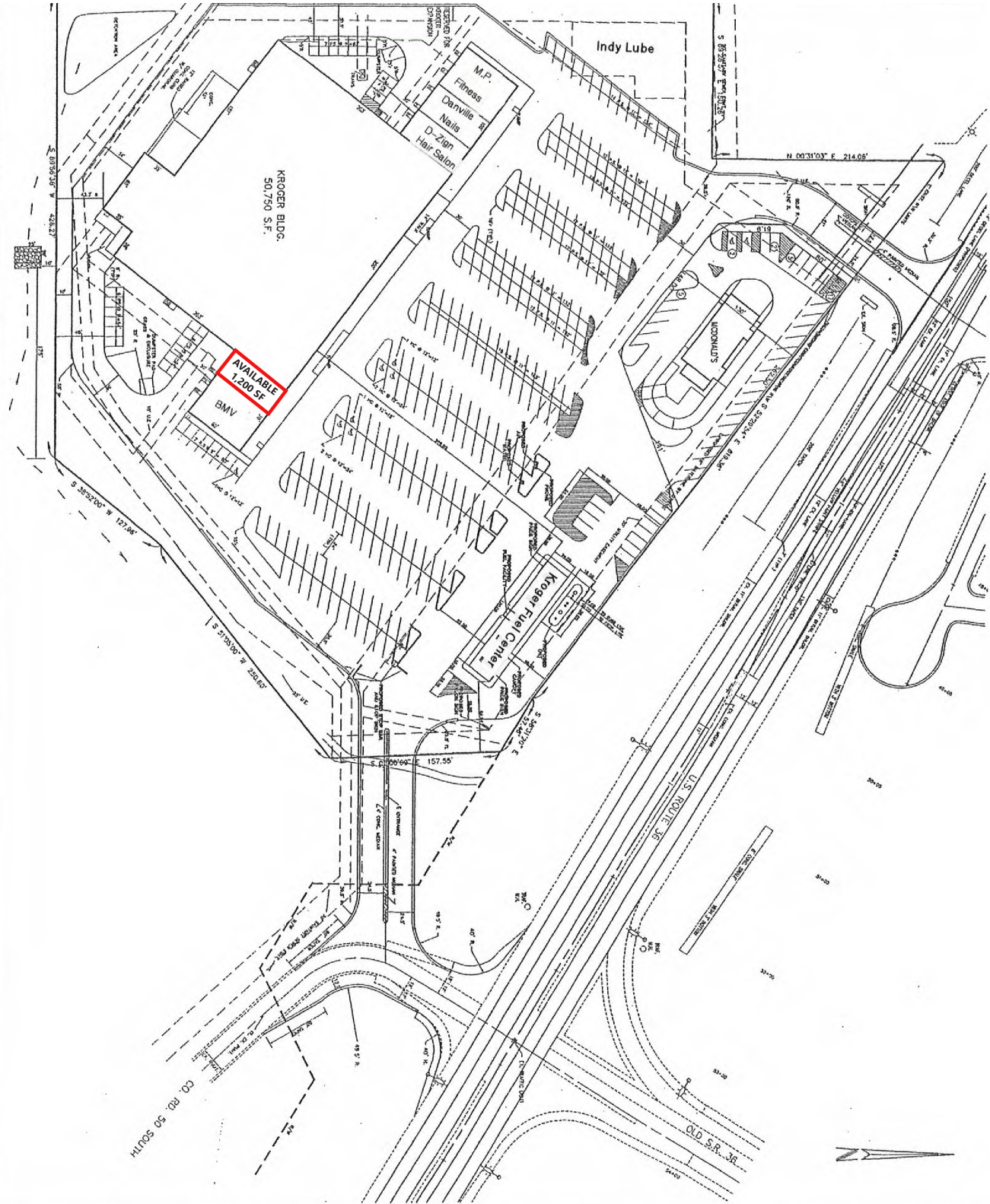


EXHIBIT B

- 3. REVED PER SPO
- 4. REVED PER CIV
- 5. LORIED SITE LAYOUT
- 2. LORIED SITE LAYOUT
- 1. REVED FACILITY LOCATION
- NO. REVISIONS

Kroger Food
 785 E Main St
 Danville, IN 46122
 TEL: 462-7100
 FAX: 462-7101

Midland Atlantic Properties
 1000 N. Main St
 Danville, IN 46122
 TEL: 462-7100
 FAX: 462-7101

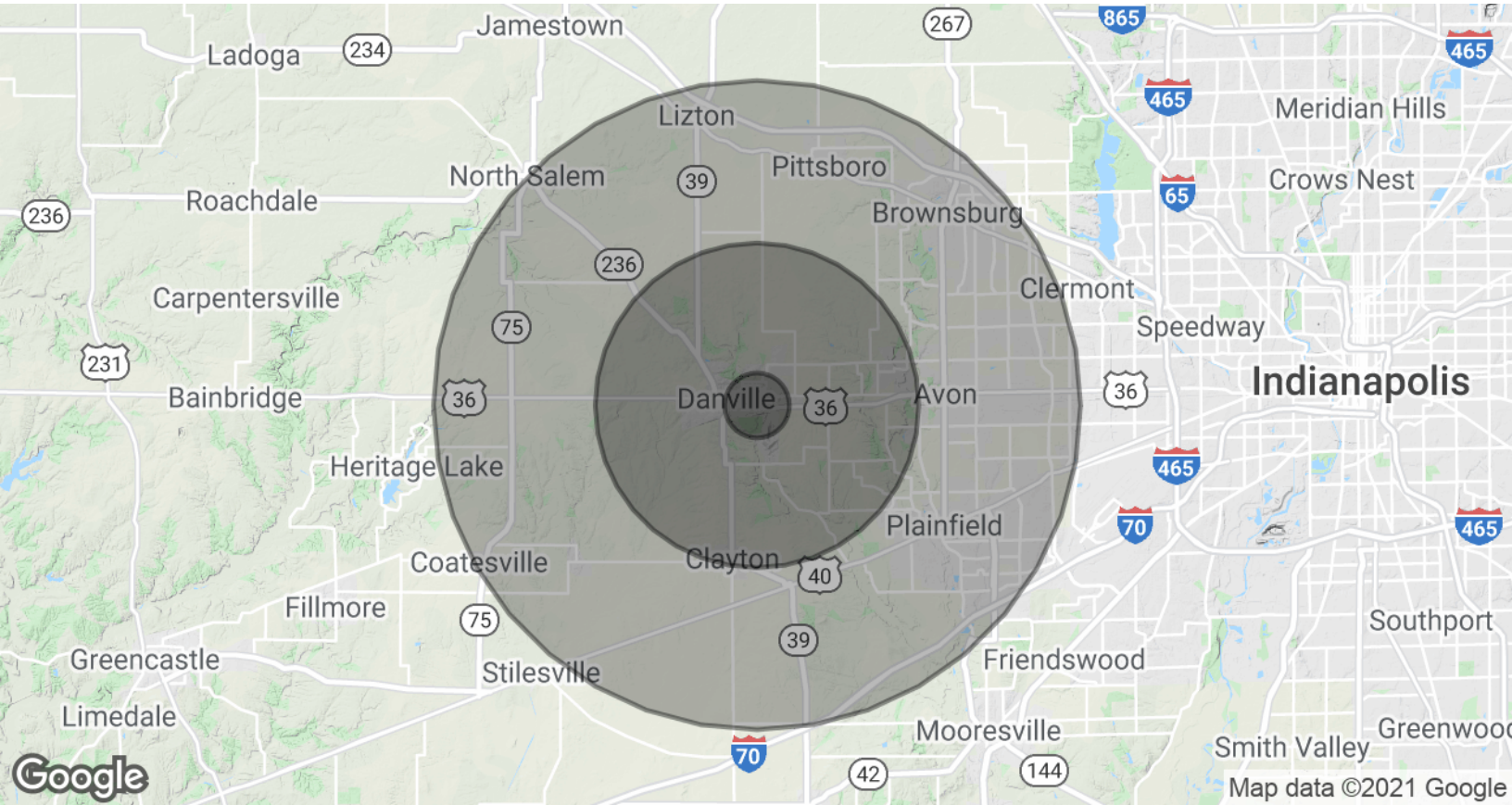
PROPOSED SITE F

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POPULATION & HOUSING

	3 MILES	5 MILES	7 MILES
Total Population	12,732	23,267	64,721
Projected Annual Growth (2021-2026)	1.6%	1.6%	2.1%
Total Households	4,747	8,702	23,019
Median Home Value	\$207,058	\$229,609	\$234,176

INCOME & BUSINESS

	3 MILES	5 MILES	7 MILES
Average HH income	\$90,101	\$98,604	\$104,717
Daytime Population (16+ years)	6,737	15,187	36,189
Total Businesses	441	732	1,854
Total Employees	3,401	8,460	18,274

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