

FOR LEASE > RETAIL



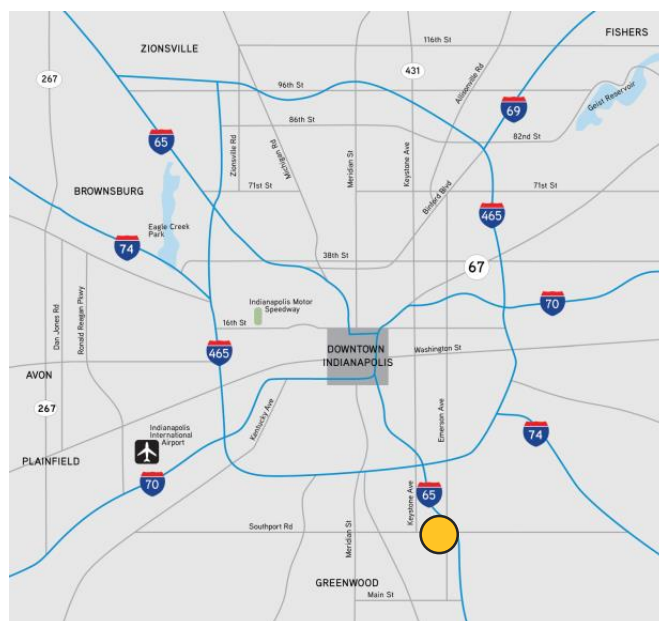
Stop 11 Crossing

7930 S EMERSON AVE, INDIANAPOLIS, IN 46237



Property Highlights

- > Great neighborhood retail location on Indy's south side
- > 1,600 – 6,400 SF available
- > Excellent visibility at stoplight intersection
- > Located across from Franciscan Health Indianapolis Campus
- > Easy ingress / egress for quick convenience
- > Join Tenants: Subway, Big Red Liquors, Barton's Pub and Marcos Pizza
- > Pylon sign on Emerson Ave
- > Zoned C-3
- > Welcome Dunkin Donuts – Open 2018!



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COLLIERS INTERNATIONAL
241 N Pennsylvania St, Suite 300
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Property Overview



PROPERTY INFORMATION

Building Size	19,200 SF
Zoned	C-3
Year Built	1996
Parking	107 spaces
Available Suites	Unit 111: 1,600 SF Unit 105: 1,600 SF Unit 103: 4,800 SF
Current Tenants	Subway Sun Nails Big Red Liquors Barton's Pub Marco's Pizza



Owned and managed by:



STOP 11 CROSSING
7930 S Emerson Ave,
Indianapolis, IN 46237

colliers.com/indianapolis

Area Overview



AVERAGE DAILY TRAFFIC

Emerson Ave 28,290 cars/day

Stop 11 Rd 13,211 cars/day

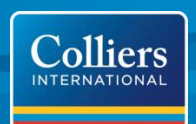


DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population 2016	6,794	73,460	181,795
Population Projected 2021	7,127	76,811	190,898
Average Household Income	\$69,604	\$64,501	\$65,679
Total Households 2016	3,058	29,503	70,759
Households Projected 2021	3,189	30,669	73,823

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Area Amenities



Anytime Fitness
Bath & Body Works
BMO Harris Bank
Buffalo Wild Wings
Chick-fil-A
Carabba's Italian Grill
Chase Bank
Cheddar's Scratch Kitchen
Cheeseburger in Paradise
Cracker Barrel
Crew Car Wash
CVS
Fireside Brewhouse
First Merchant's Bank
FORUM Credit Union

Franciscan Health Hospital
South Campus
Gander Mountain
Harley Davidson
Home Depot
Huntington Bank
Indiana Members Credit Union
Kohl's
Kroger
Longhorn Steakhouse
Meijer
Menards
O'Charley's
Panda Express
Panera Bread

Pier 1 Imports
PNC Bank
Qdoba Mexican Grill
Region's Bank
Ritter's Frozen Custard
Staples
Stock Yards Bank & Trust
Target
Texas Roadhouse
The UPS Store
Uno Pizzeria
Walmart Supercenter
Zaxby's
Plus, many additional personal,
professional & medical service providers

For more information, please contact:

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