

# AVAILABLE FOR LEASE

±5,743 SF BUILDING ON +/- 1.15 ACRES

14745 THATCHER LN, CARMEL, IN



## PROPERTY DESCRIPTION

This property is centrally located in Carmel's premier trade area, along the primary retail corridor of US 31 & 146th. Excellent visibility and easy access from the US 31 exit onto Greyhound Pass. Shadow anchored tenants include Kohl's, Academy Sports Outdoors, Wal-Mart, Menards, Regal Cinemas, Hobby Lobby.

## DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	6,339	71,908	152,722
Households	2,479	32,119	59,272
Avg Household Income	\$164,212	\$174,957	\$174,180
Daytime Population	5,177	33,145	66,708

## TRAFFIC COUNTS

US 31/ N Meridian Street	59,615 ADT
East 146th Street	36,620 ADT
Greyhound Pass	9,715 ADT



## FOR MORE INFORMATION CONTACT:

Bryan Chandler  
317.614.9400  
bchandler@eclipse.com

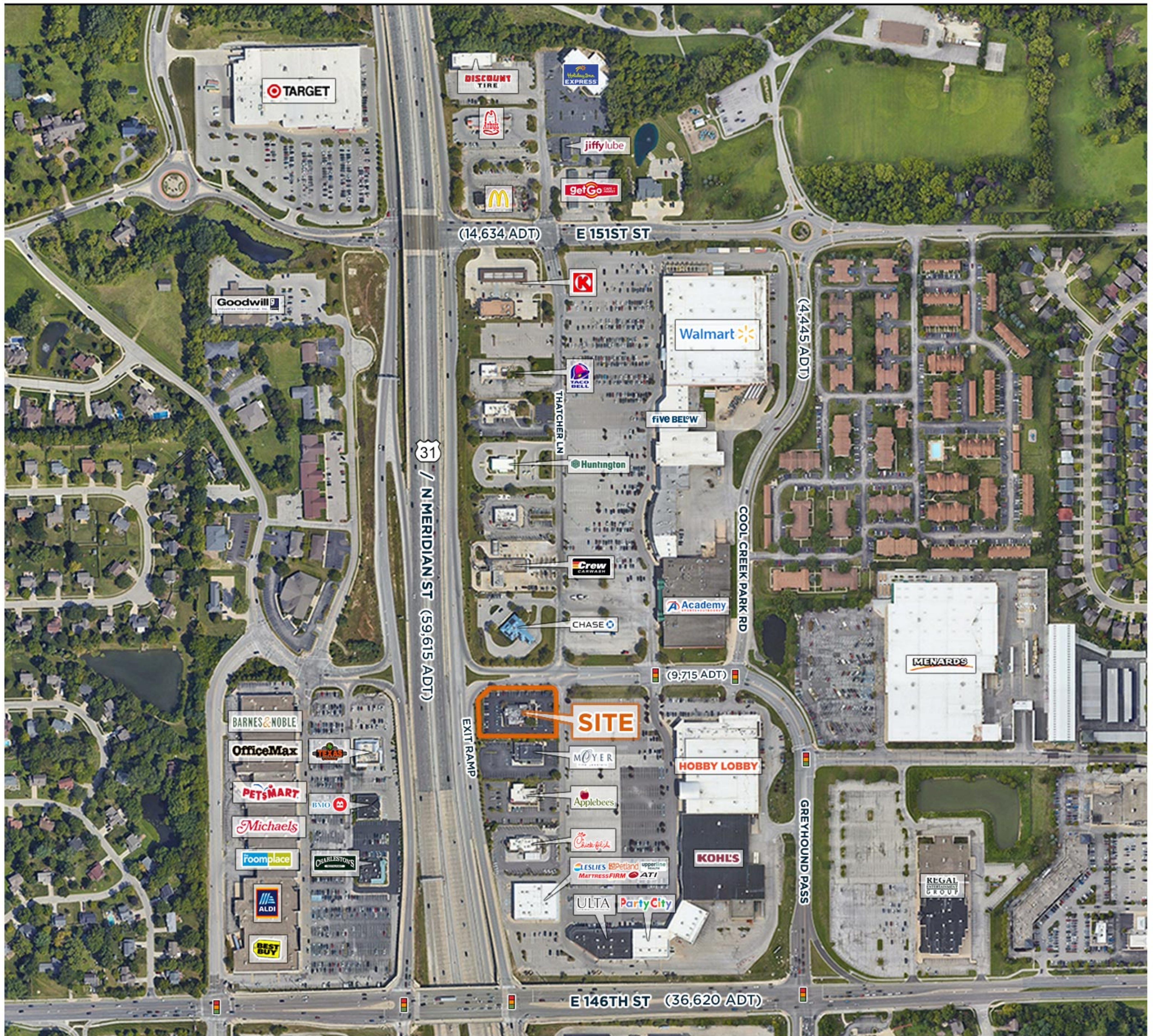
**ECLIPSE**  
REAL ESTATE  
6402 Cornell Avenue  
Indianapolis, IN 46220  
www.eclipse.com



# AVAILABLE FOR LEASE

±5,743 SF BUILDING ON +/- 1.15 ACRES

14745 THATCHER LN, CARMEL, IN



**FOR MORE INFORMATION CONTACT:**

Bryan Chandler  
317.614.9400  
bchandler@eclipse.com

**ECLIPSE**  
REAL ESTATE  
6402 Cornell Avenue  
Indianapolis, IN 46220  
www.eclipse.com