

# Honey Creek Commons Junior Anchor

5731 S. U.S. 41  
Terre Haute, IN 47802  
Vigo County



## key features

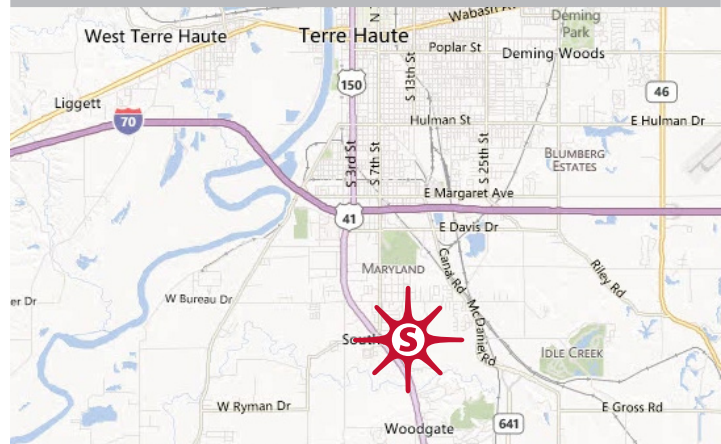
- 30,119-sf box available—can be divided
- shadow-anchored by 183,000-sf Walmart Supercenter, one of the top ten performers in the midwest, and Aldi
- join Kohl's, Jo-Ann, Men's Wearhouse, and DaVita in popular retail destination experiencing increased traffic due to new 250,000-sf Menards Megastore two miles south
- fifteen minutes from Indiana State University and Rose-Hulman Institute of Technology (19,100 students)
- daily traffic count: 30,917 on U.S. 41

## demographics

|                       | 1 mile   | 3 miles  | 5 miles  |
|-----------------------|----------|----------|----------|
| population            | 2,757    | 20,080   | 46,787   |
| households            | 1,266    | 7,599    | 18,352   |
| avg. household income | \$70,883 | \$70,699 | \$66,581 |
| daytime population    | 3,199    | 18,935   | 46,311   |

2022 Estimates. Source: Applied Geographic Solutions 6/2022, TIGER Geography

**retail space for lease up to 30,119 sf**



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| UNIT      | TENANT                    | DIMS.             | S.F.   | UNIT | TENANT                | DIMS.     | S.F.  |
|-----------|---------------------------|-------------------|--------|------|-----------------------|-----------|-------|
| 5679      | KOHL'S                    | 320.6 x 289.3 IRR | 88,248 | 5783 | GREAT CLIPS           | 20 x 80   | 1,600 |
| 5705      | JO-ANN                    | 132 x 190 IRR     | 25,127 | 5785 | AVAILABLE             | 19.5 x 80 | 1,558 |
| 5731      | AVAILABLE - JUNIOR ANCHOR | 175 x 172         | 30,119 | 5787 | METRO INFUSION CENTER | 20 x 80   | 1,600 |
| 5757      | RUE21                     | 50 x 100          | 5,005  | 5789 | AVAILABLE             | 20 x 80   | 1,600 |
| 5765-5779 | DAVITA HEALTH             | 85 x 100 IRR      | 7,209  | 5791 | MEN'S WEARHOUSE       | 45 x 80   | 3,600 |



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