

Cherry Tree Plaza

9701-9989 E. Washington St.
Indianapolis, IN 46229
Marion County



key features

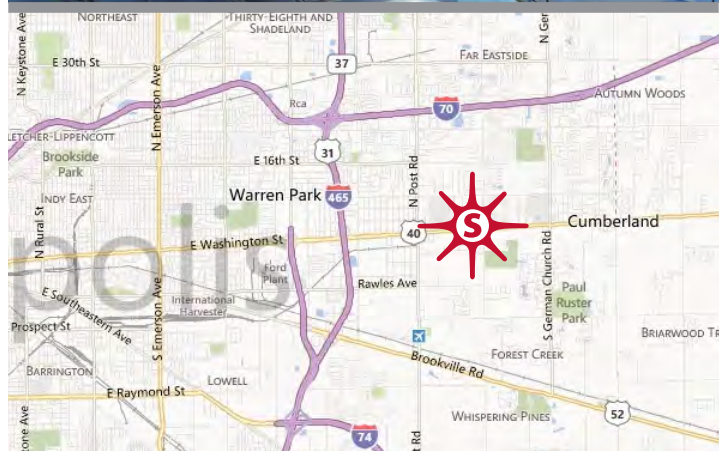
- strongest power center at “retail Main & Main” for the east side of Indianapolis, featuring anchors like the new Ross Dress for Less, Best Buy, PetSmart, OfficeMax, Marshalls, Five Below, and Aldi
- strong national co-tenancy, high occupancy rate, and high retail sales volumes
- inline space and outlots available for lease
- daily traffic counts: 33,689 on Washington Street and 11,171 on Mitthoeffer Road

demographics

	1 mile	3 miles	5 miles
population	3,932	56,546	151,469
households	1,528	22,419	59,416
avg. household income	\$95,015	\$92,177	\$84,618
daytime population	4,468	40,786	95,789

2024 Estimates. Source: Applied Geographic Solutions 5/2024, TIGER Geography

retail space for lease 2,148 sf
outlots for lease ±0.78 - 4.1625 ac



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UNIT	TENANT	DIMS.	S.F.	UNIT	TENANT	DIMS.	S.F.
9701	DAILY BUFFET & GRILL	123 x 152 IRR	18,750	9745	BATH & BODY WORKS	30 x 125	3,750
9707	ROSS DRESS FOR LESS	135 x 177 IRR	22,000	9747	AVAILABLE	18 x 120	2,148
9715	SKYLINE CHILI	20 x 100	2,000	9749A1	PLAY IT AGAIN SPORTS	25 x 136 IRR	3,605
9717	PRO NAIL	15 x 100	1,500	9749A2	AFFORDABLE DENTURES	25 x 126 IRR	3,145
9721	RAINBOW SHOPS	56.5 x 100	5,650	9749	PETSMART	124 x 210 IRR	30,250
9725	SALLY BEAUTY	19 x 100	1,906	9815	OFFICEMAX	150 x 170	25,500
9727	FOOT LOCKER	33.5 x 100	3,353	9835	MICHAELS	117 x 172 IRR	20,000
9731	MS INSPECTION & LOGISTICS	20 x 100	2,000	9977	BEST BUY	213 x 226 IRR	45,590
9733	LANE BRYANT	40 x 100	4,000	9981	MARSHALLS	149 x 202 IRR	31,705
9739	DISC REPLAY	20 x 125	2,500	9985	FIVE BELOW	49 x 129 IRR	8,122
9741	AMERICA'S BEST	30 x 125	3,750	9989	ALDI	112 x 202 IRR	22,462

outlots

UNIT	TENANT	DIMS.	S.F.
9875	VERIZON	55 x 50	2,750
9961	CHICK-FIL-A		4,978
ATM	FIRST MERCHANTS BANK		

future development

UNIT	TENANT	SIZE
9515	OUTLOT	±0.78 AC
	FUTURE DEVELOPMENT	±4.1625 AC

