

Kroger Plaza

2500-2736 Wabash Ave.
Terre Haute, IN 47803
Vigo County



key features

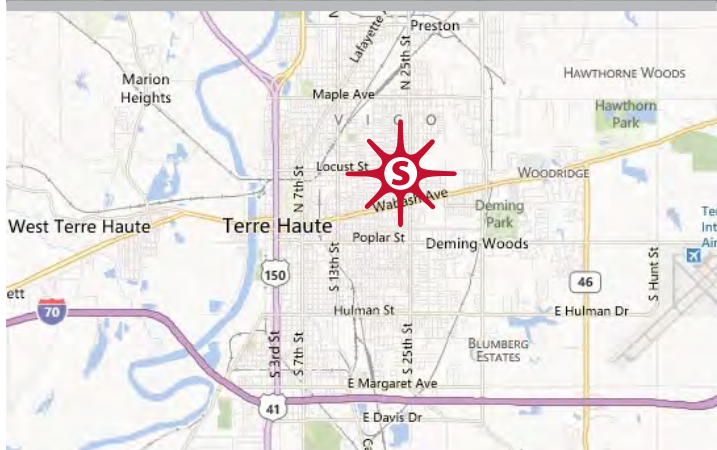
- anchored by recently remodeled Kroger
- various units perfect for many uses: retail, restaurant, professional office, hair salon, bank, etc.
- five minutes from Indiana State University (7,660 students) and Rose-Hulman Institute of Technology (2,100 students)
- daily traffic counts: 11,602 on Wabash Avenue and 9,436 on 25th Street

demographics

	1 mile	3 miles	5 miles
population	10,399	53,866	71,829
households	4,512	21,923	29,439
avg. household income	\$57,475	\$65,553	\$70,313
daytime population	6,951	43,981	61,511

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

retail space for lease 1,791 – 25,700 sf



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UNIT	TENANT	DIMS.	S.F.
2500	STARBUCKS	60 x 30 IRR	1,850
2512	VIVID SMILES	68 x 66 IRR	5,108
2516	AVAILABLE	32 x 56	1,791
2520	LITTLE CAESARS	28.3 x 56 IRR	1,583
2550-54	ENTERPRISE	47.5 x 100	4,750
2558	AVAILABLE	22.5 x 100	2,250
2562	TERRE HAUTE TOBACCO & VAPE	22.5 x 100	2,250
2566	H&R BLOCK	22.5 x 100	2,250
2570	1ST WOK	14.7 x 100	1,470
2574-78	DOLLAR TREE	75 x 140	10,500

UNIT	TENANT	DIMS.	S.F.
2586	AVAILABLE	37.5 x 185	6,937
2650	KROGER	320 x 260 IRR	72,987
40	AVAILABLE	138 x 186	25,700
2670	GREAT CLIPS	19.8 x 80	1,580
2680	CRICKET WIRELESS	15.4 x 80	1,230
2690	FREEWAY INSURANCE	15.4 x 80	1,230
2700	EAGLE FINANCE	15.4 x 80	1,231
2710	IBROWS & ILASHES	17 x 80	1,369
2720	UV NAILS	16 x 77	1,232
2736A	CHECK INTO CASH	24 x 69 IRR	1,662
2736B	PENN STATION	24 x 69 IRR	1,662

