

**Goshen, IN 46526**

4024 Elkhart Road

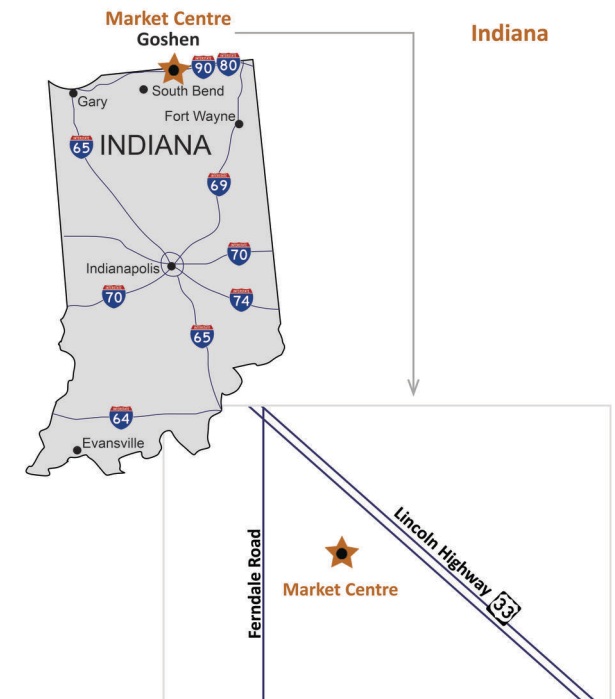
# Market Centre

RIVERCREST  
REALTY  
INVESTORS



- **Anchor:** Walmart Supercenter
- **Key Tenants:** Ross, Burlington, Dollar Tree, Staples, JOANN, Pet Supplies Plus, Aaron's
- **GLA:** 214,071 SF
- **Year Built/Renovated:** 1990 / 2020
- **Parking Ratio:** 8.01/1,000 SF
- **Average Daily Traffic:** 22,444 VPD - Elkhart Road

| Distance                 | 7 Min    | 9 Min    | 13 Min   |
|--------------------------|----------|----------|----------|
| Population               | 16,207   | 30,338   | 77,442   |
| Average Household Income | \$88,126 | \$86,767 | \$85,865 |



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## Market Centre

### Tenants

|       |                         |           |
|-------|-------------------------|-----------|
| OP1   | Chili's                 | 5,555 SF  |
| 1A    | Ross Dress for Less     | 23,330 SF |
| 1B    | Burlington Coat Factory | 40,000 SF |
| 3     | Available               | 1,208 SF  |
| 4     | Jams Smoke Shop         | 1,200 SF  |
| 5     | Available               | 3,096 SF  |
| 7     | Sally Beauty Supply     | 1,600 SF  |
| 8     | Clothes Mentor          | 3,000 SF  |
| 9     | Once Upon A Child       | 8,925 SF  |
| 10    | Fun Tan                 | 3,000 SF  |
| 11    | Dollar Tree             | 12,000 SF |
| 12    | OEC Super Buffet        | 9,800 SF  |
| 15    | The Dental Center       | 2,400 SF  |
| 16    | Spencer Gifts           | 2,000 SF  |
| 17    | Papa John's             | 1,200 SF  |
| 18    | Panda Restaurant        | 1,200 SF  |
| 19    | Subway                  | 1,200 SF  |
| 20    | Shoe Sensation          | 5,755 SF  |
| 20A   | Aaron's                 | 9,500 SF  |
| 20B   | GameStop                | 2,745 SF  |
| 21    | H&R Block               | 1,200 SF  |
| 22    | Hollywood Nails         | 1,200 SF  |
| 23    | Pearle Vision           | 2,500 SF  |
| 24    | Auto Zone               | 7,000 SF  |
| 25    | Available               | 21,494 SF |
| 26    | Staples                 | 21,696 SF |
| 27    | Pet Supplies Plus       | 7,800 SF  |
| 28/29 | Panera Bread            | 5,038 SF  |
| 30    | Cricket Wireless        | 1,247 SF  |
| 31    | GNC                     | 1,533 SF  |
| 32    | Athletico               | 2,387 SF  |
| 33    | Kay Jewelers            | 2,262 SF  |



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