



# RURAL KING CO-TENANT OPPORTUNITY

4651 US Highway 41  
Terre Haute, Indiana



## HIGHLIGHTS

- Join Rural King (now open), next to its second location in Terre Haute, and Hobby Lobby in a highly visible storefront along the main US Hwy 41 retail corridor
- Over 57,000 people live within 5 miles and over 28,000 vehicles pass the site daily
- Accessible through the signalized access point shared with Lowe's Home Improvement
- Large existing storefront in place
- **AVAILABLE:** 26,320 SF (94' frontage)

## DEMOGRAPHICS

| POPULATION         | 5 MILE   | 10 MILE  | 15 MILE  | 20 MILE  | 30 MILE  |
|--------------------|----------|----------|----------|----------|----------|
| 2028 Projection    | 57,643   | 97,366   | 119,176  | 161,393  | 225,591  |
| 2023 Estimate      | 57,280   | 96,975   | 118,919  | 161,584  | 226,835  |
| INCOME             | 5 MILE   | 10 MILE  | 15 MILE  | 20 MILE  | 30 MILE  |
| 2023 Average       | \$66,825 | \$67,592 | \$71,198 | \$71,001 | \$70,939 |
| 2023 Median        | \$46,990 | \$48,540 | \$52,188 | \$53,423 | \$53,894 |
| DAYTIME POPULATION | 5 MILE   | 10 MILE  | 15 MILE  | 20 MILE  | 30 MILE  |
| 2023 Employees     | 32,441   | 50,949   | 53,759   | 66,285   | 83,706   |

## LEASING INFORMATION

www.goodmanrealestate.com  
216.381.8200

### CLEVELAND

THE OFFICES OF LEGACY VILLAGE  
25333 CEDAR ROAD, SUITE 305  
CLEVELAND, OH 44124

### COLUMBUS

389 E. LIVINGSTON AVENUE  
COLUMBUS, OHIO 43215

### ALEX JUSTICE

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## Terre Haute, Indiana

**26,320 SF AVAILABLE**

**HOBBY LOBBY**

**28,458 VPD (23)**

**SOUTH POINTE CROSSING**

**RURAL KING**  
EST'D 1960  
AMERICA'S FARM & HOME STORE  
NOW OPEN

**LOWE'S**

**TRACTOR SUPPLY CO.**

**STARBUCKS**

**BURGER KING**

**KROGER**

**KROGER FUEL**

**SALLY BEAUTY**

**PLATO'S CLOSET**

**GOST CUTTERS**

**ONCE UPON A CHILD**

**FORD**

**FIRST FINANCIAL BANK**

**ACADEMY SPORTS+OUTDOORS**

**FRESH THYME MARKET**

**CHEDDAR'S SCRATCH KITCHEN**

**KFC**

**WHITE CASTLE**

**SAM'S CLUB**

**MITSUBISHI MOTORS**

**NISSAN**

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