

# Artesian Square

240 Ruth Rusie Drive, Martinsville, IN 46151



## FOR LEASE

### TRAFFIC COUNTS

SR 32- 19,350 ADT

IN 37 - 30,200 ADT

- 1,500 sf available
- 4,800 sf available (can divide to 2,800 sf and 2,000 sf)
- I-69 expansion through Martinsville connecting Evansville, Indiana to Indianapolis - easy access
- Kroger anchored retail center with excellent mix of national and regional tenants

### CONTACT

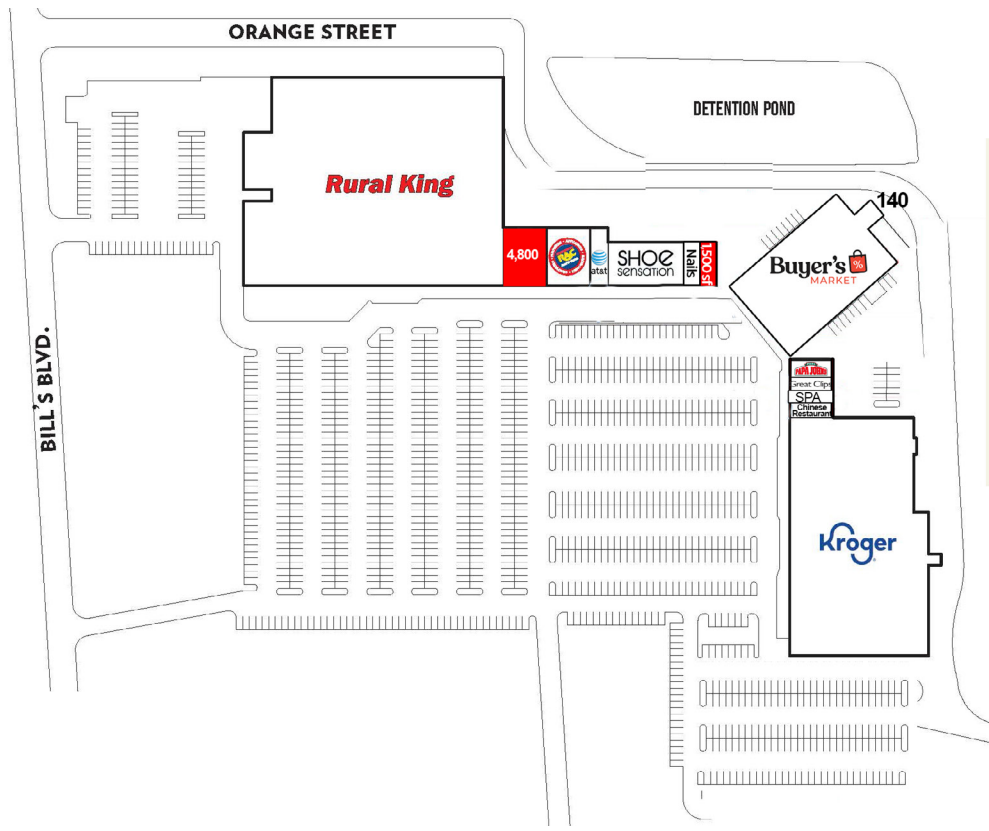
McCrea Property Group  
for more details

### MARKET DEMOGRAPHICS

Radius	Population	Income	Households	Daytime Pop
1 Mile	7,012	\$66,744	2,932	3,244
3 Mile	14,164	\$72,351	5,818	5,575
5 Mile	20,394	\$83,797	8,241	6,148

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Suite	Tenant	SF
30-40	Available	4,800
20	Rent-A-Center	
60	ATT	
70	Shoe Sensation	
120	Nail Salon	
10	Available	1,500
140	Buyer's Market	
200	Papa Johns	
210	Great Clips	
130	Lucky Spa	
230	No. 1 Chinese Rest.	
240	Kroger	