

FOR LEASE



CALIBER
COMMERCIAL PROPERTIES

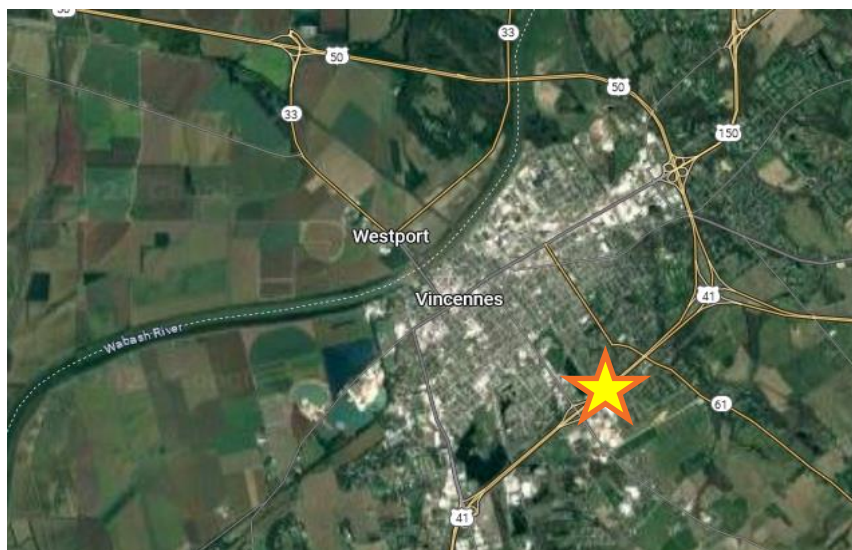
664 Kimmell Road

Vincennes, IN 47591

10,868 Available SF

Property Highlights

- Walmart Anchored
- Industrial Buildout
- Back Entrance with Parking
- Signage Available
- Loading Dock



Jackson Geer

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Pictures



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Building Plan



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Retailer Aerial



664 Kimmell Road

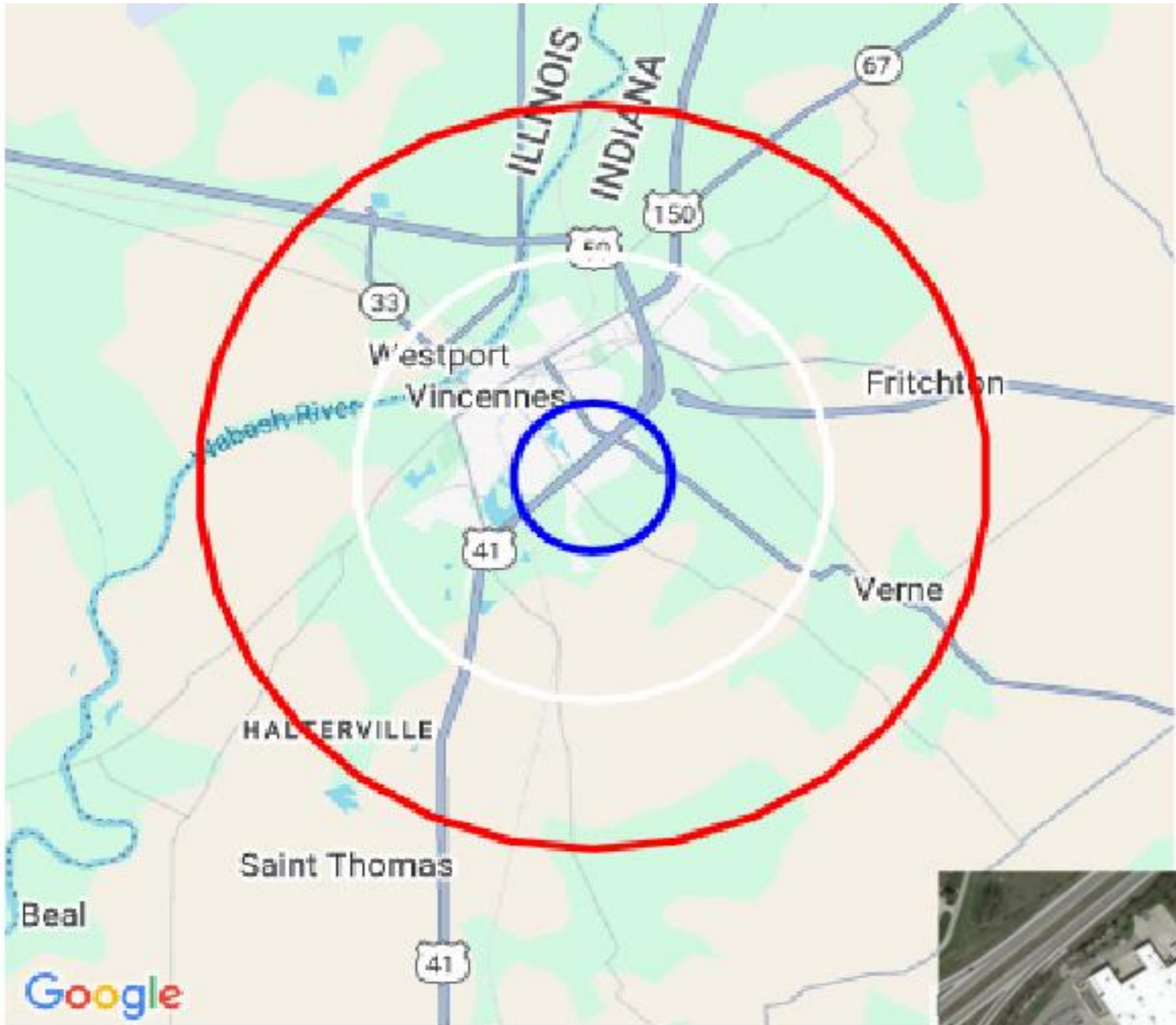
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Demographics



636-648 Kimmel Rd



Population

Distance	Male	Female	Total
1- Mile	956	1,041	1,997
3- Mile	10,294	10,445	20,739
5- Mile	12,202	12,553	24,755

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Demographics

POPULATION

25,523

AVG. HH SIZE

2.32

MEDIAN HH INCOME

\$42,233

HOME OWNERSHIP

Renters: **3,868**

Owners: **6,139**

HH SPENDING



\$15,194



\$5,427



\$5,580



\$2,396



\$1,535



\$1,104

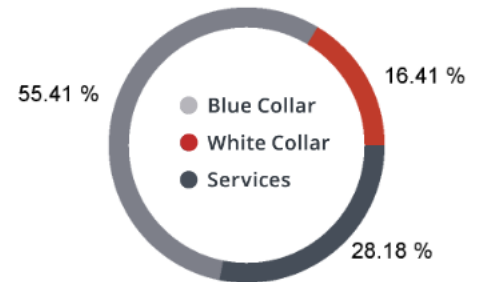


\$167



\$334

EMPLOYMENT



46.63 %
Employed

1.50 %
Unemployed

EDUCATION

High School Grad: **32.65 %**
Some College: **21.42 %**
Associates: **10.70 %**
Bachelors: **21.42 %**

Traffic Counts

Kimmell Road

1

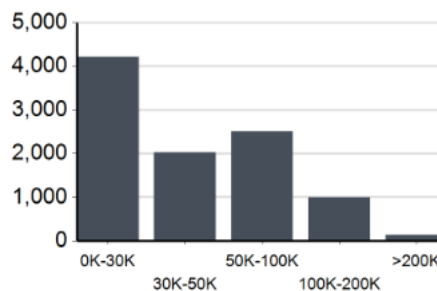
Ford Rd

Year: 2021 **4,067**

Year: 2020 **3,938**

Year: 2019 **5,519**

INCOME BY HOUSEHOLD



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