

LIGHTHOUSE PLACE PREMIUM OUTLETS

601 Wabash Street | Michigan City, IN 46360



[click here
to view
Michigan City's
promotional
video](#)

SEMI-IMPROVED PAD AVAILABLE FOR SALE OR LEASE

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PROPERTY OVERVIEW

HIGHLIGHTS:

- 455,000 SF Premium Outlet Center with 120 Stores
- Located Less than 1 Mile from Blue Chip Casino (65,000 SF), Hotel (486 Rooms), and Spa (10,000 SF)
- 1 Mile South of Lake Michigan's Shore Which is Lined with Many Seasonal Homes
- Michigan City and the Surrounding Areas Experience High Seasonal Tourism Traffic from the United States, Canada, China, and the Middle East
- Michigan City has Completed and Working on Many Capital Improvement Projects Throughout the City

OPPORTUNITY IDENTIFICATION:

- Semi-Improved Pad Available on the North or South End of the Property
- 10,000 SF (Divisible) End Cap Also Available
- Ideal for a Hotel, Restaurants, Convenience Store, or Entertainment User

TRAFFIC COUNTS:

- Route 12 (Michigan Street): 14,300 vpd
- Wabash Street: 4,000 vpd



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TENANT ROSTER (PARTIAL)

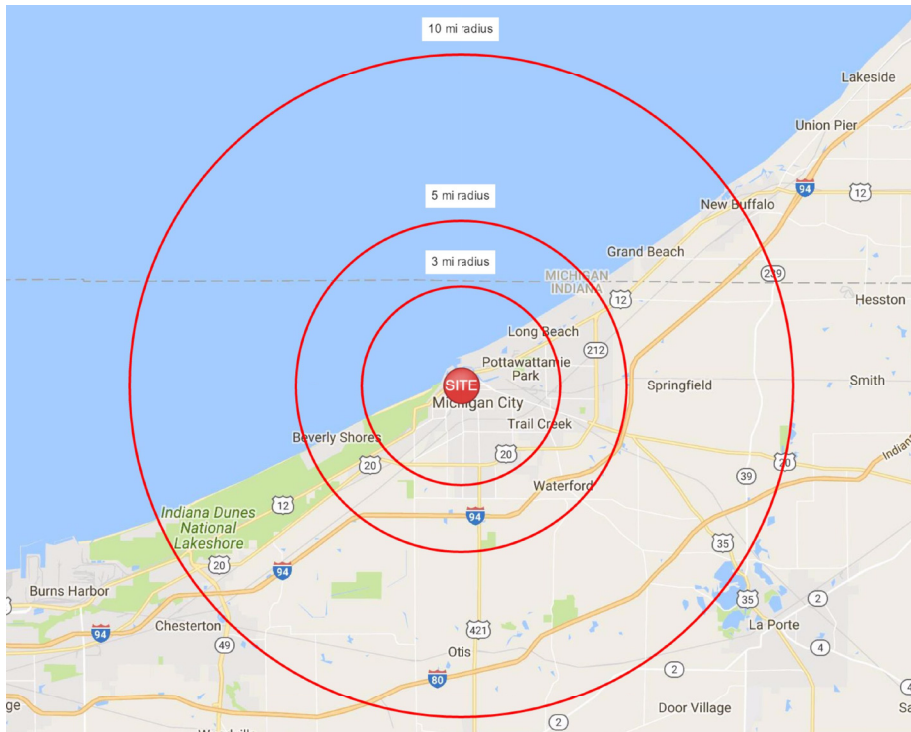
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- | | | |
|---------------------------------|------------------------------|-----------------------------------|
| • adidas | • Coach Outlet | • NIKE Factory Store |
| • Aeropostale | • Columbia Sportswear Outlet | • Nine West Outlet |
| • Aldo Accessories | • dressbarn | • The North Face |
| • American Eagle Outfitters | • Eddie Bauer Outlet | • Old Navy Outlet |
| • Ann Taylor Factory Store | • Famous Footwear Outlet | • Polo Ralph Lauren Factory Store |
| • Banana Republic Factory Store | • Gap Factory | • Puma Outlet |
| • Bass Factory Outlet | • Guess Factory | • Reebok Outlet |
| • Bath & Body Works | • Hollister Co. Outlet | • rue21 |
| • Brooks Brothers Factory Store | • J.Crew Factory | • Samsonite |
| • Calvin Klein | • Justice | • Skechers |
| • Carter's | • Kitchen Collection | • Talbots Outlet |
| • Casual Male XL | • Lane Bryant Outlet | • Tommy Hilfiger |
| • Champion | • Le Creuset | • Under Armour |
| • Chico's | • Levi's Outlet Store | • Vera Bradley |
| • Christopher & Banks | • Maurices | • VF Outlet |
| • Claire's | • Michael Kors | • Wilsons Leather |
| • Clarks | • Naturalizer | • AND MANY MORE! |
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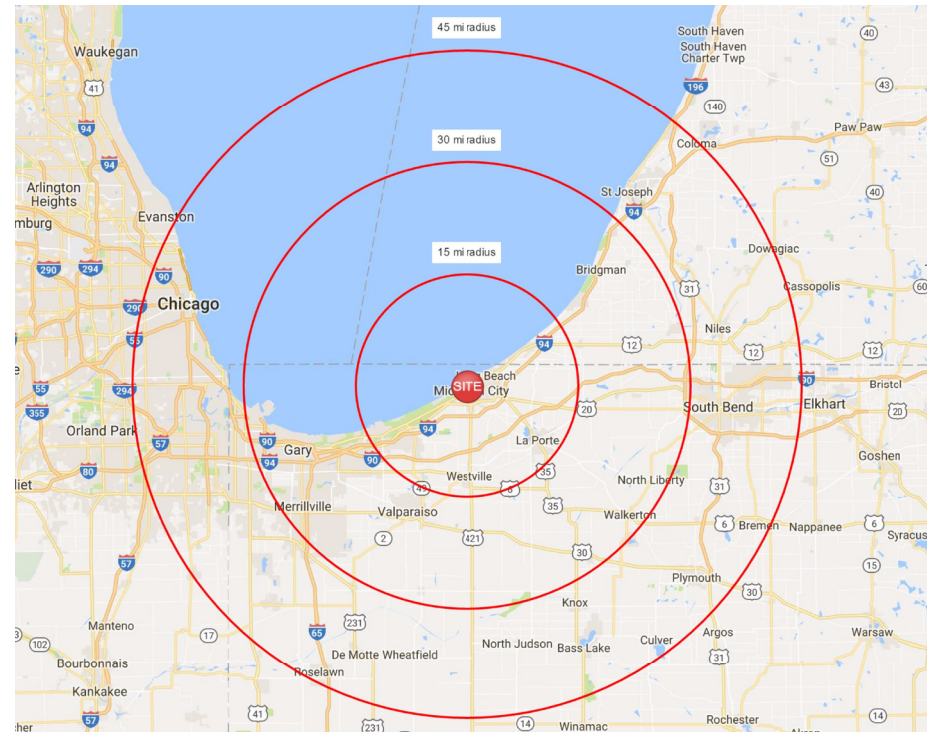
DEMOGRAPHIC SNAPSHOT

LOCATION DEMOGRAPHICS (3 / 5 / 10 MILES)



	3 MILES	5 MILES	10 MILES
Estimated Population	31,297	40,297	63,397
Number of Households	12,386	16,252	25,623
Average Household Income	\$59,787	\$67,619	\$82,240
Daytime Population	29,125	37,616	53,002

LOCATION DEMOGRAPHICS (15 / 30 / 45 MILES)



	15 MILES	30 MILES	45 MILES
Estimated Population	135,421	567,317	4.11M
Number of Households	53,376	223,882	1.66M
Average Household Income	\$83,156	\$79,740	\$89,299
Daytime Population	109,248	482,253	3.32M

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SITE PLAN

