

## CARMICHAEL CENTER

Indiana & Kirkwood Avenue  
Bloomington, IN

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**BUILDING TYPE**  
Retail/Restaurant/Office

**SF AVAILABLE**  
**3,696 sf**

**CONTACT**  
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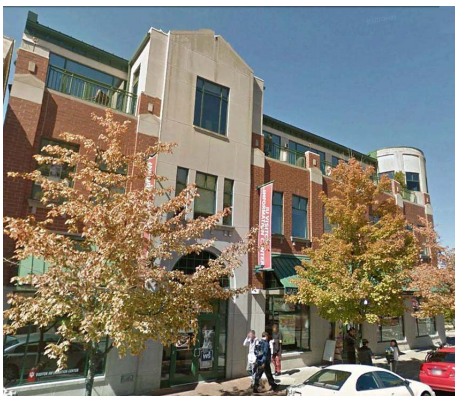
**DEMOGRAPHICS**

**Population**  
1 mi. 42,656  
3 mi. 102,789  
5 mi. 133,122

**Average HH Income**

1 mi. \$49,208  
3 mi. \$67,032  
5 mi. \$71,482

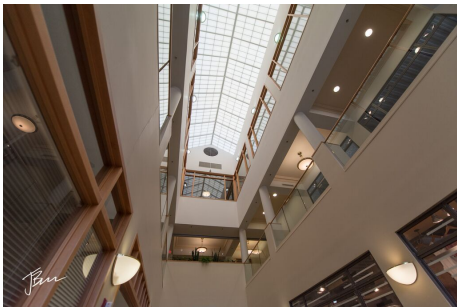
### GALLERY







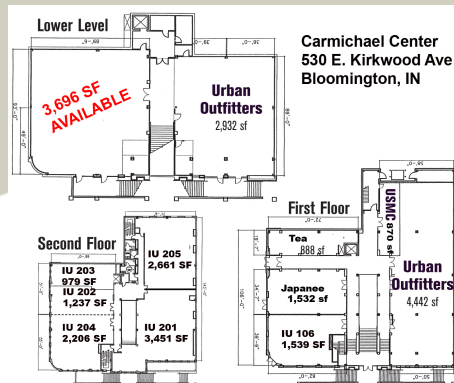




## AERIAL



## SITE PLAN



## FEATURES

- 3,696 sf available
- Two levels of retail space within 4-story atrium
- Spectacular common areas
- Tenants include and Indiana University, Bapu Tea, Varsity Shop, and Urban Outfitters

## LOCATION FEATURES

- Across from historic Sample Gates, the entrance to Indiana University
- Heavy pedestrian traffic
- Students, faculty, professionals, residents, tourists
- Retail, restaurant, & office
- 48,952 students enrolled in 2024-2025 school year