



Glenbrook Square

FT. WAYNE, INDIANA



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TAKE THE FEELING WITH YOU.

Glenbrook Square is the largest enclosed super regional shopping center in Indiana and is the only indoor super regional shopping center within 100 miles. Attractions include Abercrombie & Fitch, Aeropostale, American Eagle Outfitters/Aerie, Archiver's: The Photo Memory Store, Bath & Body Works, Banana Republic, Build-A-Bear Workshop, Double-Decker Carousel, Forever 21, Gap, Gap Kids, Hollister & Co., Le Gourmet Chef, Limited Too, Starbucks, Torrid, Victoria's Secret, Yankee Candle, plus two full service restaurants including TGI Friday's and Red Robin. In April 2005 H&M opened their first store in Indiana at Glenbrook Square.

LOCATION

Glenbrook Square is located on the north side of Fort Wayne at the corner of Coliseum Boulevard and Coldwater Road, where 68,000 cars travel daily. The center is situated within a three-mile distance of Fort Wayne's central business district, and anchors the city's principal north suburban shopping area. The three main roads adjacent to the mall all have easy access to I-69-a major north/south interstate highway.

LOCAL ECONOMY DEVELOPMENTS

Fort Wayne currently enjoys a development boom in the medical field, major industrial warehousing, food distribution (Fleming and General Mills) and health care facilities. There are 13 post-secondary educational institutions located in Fort Wayne with a total student body of 41,000 which includes Indiana-Purdue University, a subsidiary of Indiana University and Purdue University, with a student enrollment of 12,000.

TOP TEN EMPLOYERS

Fort Wayne Community Schools:	3,500
General Motors Truck Company:	2,900
Parkview Health System:	4,558
Lincoln National Corporation:	2,813
Lutheran Health Network:	2,525
Verizon:	2,382
Dana Corporation:	2,326
City of Fort Wayne:	1,633
Allen County Government:	1,525
ITT Aerospace:	1,442

TRADE AREA

- Glenbrook Square is located in Fort Wayne, the second largest metropolitan area in Indiana.
- In 2007, more than 48,500 households in the primary trade area earned over \$75,000.
- In 2012, more than 57,100 households in the primary trade area will earn over \$75,000.
- 15% of the primary trade area residents are between the ages of 0 and 14.
- 27% of primary trade area residents are between the ages of 25 and 44.
- Nearly half (50%) of the primary trade area has been college educated.

MALL INFORMATION

LOCATION

Cross Streets: Coliseum Blvd. and Coldwater Rd.

MARKET

Fort Wayne

DESCRIPTION

Two-level, enclosed, super regional

ANCHORS

Macy's, JCPenney, and Sears

TOTAL RETAIL SQUARE FOOTAGE 1,233,170

PARKING SPACES 6,151

OPENED 1966

EXPANDED 1976, 1981

RENOVATED 1990, 1994, 1998

PERIPHERAL LAND USE

Financial, restaurants, car wash

TRADE AREA PROFILE

2007 POPULATION 497,041

2012 PROJECTED POPULATION 506,803

2007 HOUSEHOLDS 194,231

2012 PROJECTED HOUSEHOLDS 199,343

2007 MEDIAN AGE 35.6

2007 AVERAGE HH INCOME \$59,705

2012 PROJECTED AVERAGE HH INCOME \$64,088

10-MILE RADIUS PROFILE

2007 POPULATION 308,761

2012 PROJECTED POPULATION 313,473

2007 HOUSEHOLDS 122,865

2012 PROJECTED HOUSEHOLDS 125,475

2007 MEDIAN AGE 35.0

2007 AVERAGE HH INCOME \$58,861

2012 PROJECTED AVERAGE HH INCOME \$62,955

DAYTIME EMPLOYMENT

3-MILE RADIUS 87,557

5-MILE RADIUS 143,779

SOURCE: CLARITAS, INC.