



Welcome to
CARMEL

GUIDING YOU HOME

COLLEEN HUNGERFORD
REAL ESTATE

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REAL ESTATE

Neighborhood GUIDE

GUIDING YOU HOME

CONTACT US FOR MORE INFORMATION OR TO
SCHEDULE A TOUR OF HOMES IN CARMEL, INDIANA.

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CARMEL, INDIANA

Welcome to Carmel, Indiana, a vibrant and affluent suburb located just north of Indianapolis. Known for its high quality of life, Carmel offers a perfect blend of urban amenities and suburban charm. This city is celebrated for its excellent schools, beautiful parks, cultural vibrancy, and a strong sense of community.

Carmel residents enjoy modern amenities, top-rated schools, and a thriving arts scene, making it an ideal place to call home.

LOCATION

Carmel is situated in Hamilton County, approximately 16 miles north of downtown Indianapolis. The city is well-connected with easy access to major highways, including US-31 and I-465, making commuting to Indianapolis and surrounding areas convenient. Public transportation options include IndyGo bus services and a well-maintained network of bike trails.

CARMEL OVERVIEW

Carmel, Indiana, located in Hamilton County just north of Indianapolis, is a rapidly growing city known for its luxurious living and vibrant community. Founded in 1837, Carmel has evolved from a small town to a bustling suburban city. It is renowned for its excellent schools, beautiful neighborhoods, and high quality of life. The city provides an extensive network of parks and green spaces, a thriving arts and culture scene, and numerous community events. Carmel is also recognized for its innovative roundabout traffic system, which enhances road safety and traffic flow. The city's commitment to sustainability and community well-being makes it an ideal place for families, professionals, and retirees alike.

Key Statistics

- **Population:** Carmel has approximately 100,000 residents, making it one of the fastest-growing cities in Indiana.
- **Median Home Price:** The median home price in Carmel is around \$450,000, reflecting its status as a desirable and affluent area.
- **Climate:** Carmel experiences a humid continental climate with hot, humid summers and cold winters. Average temperatures range from about 20°F in winter to 85°F in summer.
- **Major Industries:** The local economy is driven by sectors such as technology, healthcare, and professional services. Major employers include software companies, medical facilities, and financial services firms.





Carmel AT A GLANCE



POPULATION

Approximately 100,000 residents



MEDIAN AGE

Around 40 years



MEDIAN HOUSEHOLD INCOME

Approximately \$112,000



MEDIAN HOME PRICE

Around \$450,000



HOME OWNERSHIP RATE

Approximately 80%



AVERAGE PROPERTY TAX

Depending on location, approx. 1.1% - 2% of the property's assessed value



STUDENT-TEACHER RATIO

Approximately 17:1



**EMBRACE A
LIFESTYLE OF
ART, PARKS, AND
COMMUNITY**

CARMEL, IN

COMMUNITY & LIFESTYLE

Carmel is a thriving community known for its friendly and welcoming atmosphere. The city hosts numerous community events throughout the year, such as the Carmel International Arts Festival and the Carmel Farmers Market. The Monon Trail, a popular multi-use path, is a hub for outdoor activities like biking, walking, and jogging.

The city offers an array of amenities, including numerous parks like Central Park and Coxhall Gardens. The Arts & Design District is a cultural hotspot, featuring art galleries, boutique shops, and gourmet restaurants. The Center for the Performing Arts is a premier venue for concerts, theater, and other live performances.



Explore **PARKS**



MONON TRAIL

The Monon Trail is a popular multi-use trail stretching over 20 miles, connecting Carmel to Indianapolis. Perfect for biking, walking, and jogging, it offers scenic views and easy access to various local attractions and parks.

[Monon Trail Information](#)



CENTRAL PARK

Central Park is a sprawling 161-acre park featuring the Monon Community Center, water park, skate park, and beautiful green spaces. It's an ideal destination for family outings, fitness activities, and nature exploration.
1235 Central Park Dr E, Carmel, IN 46032

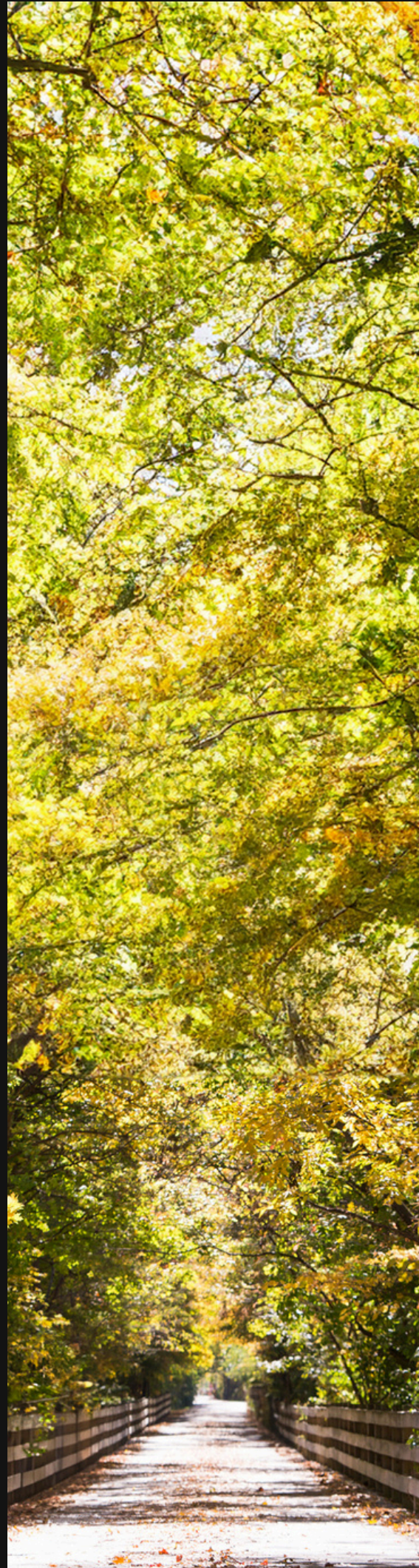
[Central Park](#)



COXHALL GARDENS

Coxhall Gardens is a stunning 125-acre park known for its elegant bell towers, picturesque gardens, and serene lakes. It's a perfect spot for leisurely strolls, picnics, and special events.
11677 Towne Rd, Carmel, IN 46032

[Coxhall Gardens Website](#)





Explore **PARKS**



WEST PARK

West Park offers 120 acres of outdoor fun, featuring playgrounds, trails, a splash pad, and a pond. This park is great for families and nature lovers looking to enjoy a day in the great outdoors.

2700 W 116th St, Carmel, IN 46032

[West Park Website](#)



FLOWING WELL PARK

Flowing Well Park is a natural oasis known for its artesian well, scenic trails, and tranquil creek. It's a favorite spot for hiking, picnicking, and collecting fresh spring water.

5100 E 116th St, Carmel, IN 46033

[Flowing Well Park Website](#)

Explore **ARTS**



THE CENTER FOR THE PERFORMING ARTS

The Center for the Performing Arts is a premier cultural hub in Carmel, offering world-class performances in music, dance, and theater. Home to the Palladium concert hall, the Tarkington theater, and the Studio Theater, it hosts a diverse range of events and performances throughout the year.
1 Carter Green, Carmel, IN 46032

[Center for Performing Arts Website](#)



CARMEL ARTS & DESIGN DISTRICT

Explore the vibrant Carmel Arts & Design District, filled with art galleries, unique boutiques, and eclectic dining options. This area is a haven for art enthusiasts and offers a lively atmosphere with regular events, art fairs, and gallery walks.

Main St and Range Line Rd, Carmel, IN 46032

[Carmel Arts & Design District Website](#)



ART ON MAIN GALLERY & GIFTS

Art on Main Gallery & Gifts showcases a diverse range of artworks by local artists, including paintings, sculptures, and crafts. It's a must-visit spot for art lovers and those looking to purchase unique, handmade items.

111 W Main St #140, Carmel, IN 46032



EVAN LURIE GALLERY

The Evan Lurie Gallery is a cornerstone of the Carmel Arts & Design District, featuring contemporary art from local and international artists. The gallery is known for its curated exhibitions and contribution to the vibrant arts scene in Carmel.

30 W Main St, Carmel, IN 46032



Community **EVENTS**

01

CARMELFEST

An annual Independence Day celebration filled with patriotic spirit, featuring spectacular fireworks, live entertainment, a parade, and a variety of family-friendly activities. It's a beloved community event that brings residents together to celebrate the nation's heritage.

02

CARMEL INTERNATIONAL ARTS FESTIVAL

The Carmel International Arts Festival is a vibrant event that showcases the talents of local and international artists. With a diverse range of art forms on display, including paintings, sculptures, and crafts, this festival transforms the streets of Carmel into a dynamic outdoor gallery.

03

THE CARMEL FARMERS MARKET

The Carmel Farmers Market is a seasonal market held at Carter Green, near The Center for the Performing Arts. During the Summer Market (May through September) and the Winter Market (November through March), you can find fresh produce, local goods, and artisanal products. Held every Saturday, it's a favorite spot for residents to support local farmers and vendors while enjoying a lively community atmosphere.

LET'S GO!





explore FINE DINING

01

PRIME 47 AT CARMEL CLAY TERRACE

Prime 47 is an upscale steakhouse known for its prime cuts of beef, fresh seafood, and elegant dining setting. The refined atmosphere and exceptional service ensure a memorable dining experience.

Website: [Prime 47](#)

02

THE CAKE BAKE SHOP

The Cake Bake Shop is a magical bakery and café known for its exquisite cakes, pastries, and elegant décor. With a fairy-tale ambiance and beautifully crafted desserts, it's an enchanting spot for afternoon tea, lunch, dinner, or a special celebration.

Website: [The Cake Bake Shop](#)

03

ANTHONY'S CHOP HOUSE

Anthony's Chop House is a premier steakhouse offering top-quality steaks, seafood, and an extensive wine list. Discover an innovative take on a traditional steakhouse that redefines the modern fine-dining experience by serving classic steakhouse cuisine with a unique spin along side signature cocktails. The upscale, modern ambiance makes it an ideal spot for a fine dining experience.

Website: [Anthony's Chop House](#)

04

JUNIPER ON MAIN

Juniper on Main offers a delightful dining experience with Southern-inspired cuisine in a charming, cozy atmosphere. The restaurant features a creative menu with fresh, local ingredients and an inviting ambiance perfect for any occasion.

Website: [Juniper on Main](#)



05

CONVIVIO

Convivio serves authentic Italian cuisine in a warm and welcoming environment. The menu features traditional dishes crafted with fresh ingredients, making it a favorite for family dinners and special occasions.

Website: [Convivio](#)

06

MONTEREY COASTAL CUISINE

Monterey Coastal Cuisine offers a vibrant dining experience with a focus on fresh seafood and coastal dishes. The relaxed yet stylish ambiance makes it a perfect spot for enjoying flavorful, California coast-inspired meals.

Website: [Monterey Coastal Cuisine](#)

07

SAVOR

Savor delivers a refined dining experience with a menu that presents a modern twist on the classic Mediterranean/Italian restaurant through global influences. The chic, contemporary setting provides an inviting atmosphere for both casual and special dining occasions.

Website: [Savor](#)

08

VIVANTE RESTAURANT AND BAR

Vivante Restaurant and Bar offers an upscale American dining experience with seasonally curated menus accompanied by a robust wine selection, hand-crafted cocktails, and an elegant private dining room. Enjoy breakfast, lunch, and dinner with seasonal outdoor seating along the Monon Trail.

Website: [Vivante Restaurant and Bar](#)



CITY SERVICES

Carmel, Indiana, offers a comprehensive range of municipal services to ensure a high quality of life for its residents. These services include trash collection, recycling programs, water and sewage utilities, and public safety services such as police and fire departments. The city also maintains well-kept parks, streets, and public spaces, contributing to the overall cleanliness and appeal of the community. Additionally, Carmel provides various online services and resources to make it easy for residents to access information and manage their needs.



City Hall

Carmel City Hall serves as the hub for local government operations, including administrative offices, public records, and community services. City Hall is open to the public from Monday to Friday, 8:00 AM to 5:00 PM. Residents are encouraged to visit or reach out for information on permits, licenses, and other city-related matters.
(317) 571-2400 | 1 Civic Square, Carmel, IN 46032



Carmel Clay Public Library

The Carmel Clay Public Library is a cornerstone of the Carmel community, offering extensive resources, programs for all ages, and welcoming community spaces. With a vast collection of books, digital media, and educational materials, the library supports lifelong learning and enrichment. Additionally, it hosts various events and programs, including story times for children, workshops for adults, and activities for teens, making it a hub of cultural and educational activity.

(317) 814-3900 | 55 4th Ave SE, Carmel, IN 46032



Monon Community Center

The Monon Community Center is a state-of-the-art facility providing a wide range of fitness amenities, including pools, gymnasiums, and exercise equipment. It also offers numerous recreational programs for residents of all ages, such as fitness classes, sports leagues, and wellness workshops. The center is a vibrant place for community engagement, promoting a healthy and active lifestyle while fostering social connections among Carmel residents.

(317) 848-7275 | 1235 Central Park Dr E, Carmel, IN 46032





Our SCHOOLS

EDUCATION

Carmel Clay Schools is a highly ranked district known for its commitment to academic excellence and a wide range of extracurricular activities and athletics. The district offers advanced academic programs ensuring a comprehensive education for all students including:

- International Baccalaureate
- Advanced Placement
- Specialized arts programs

SWIMMING

Carmel High School's girls' swimming team holds the record for the longest consecutive state championship streak in any sport in the United States, with over 30 consecutive state titles.

CROSS COUNTRY

The boys' and girls' cross country teams have both won multiple state championships, with the girls' team frequently ranking among the top in the nation.

GIRLS' TENNIS

The girls' tennis team has won numerous state championships, cementing their reputation as one of the top programs in the state.

CARMEL CLAY SCHOOLS

Carmel High School

Carmel High School is renowned for its rigorous academic curriculum and outstanding extracurricular programs. It offers Advanced Placement (AP) courses, International Baccalaureate (IB) programs, and a variety of clubs and sports. The school has received numerous accolades for its academic achievements and student performance.

- Address: 520 E Main St, Carmel, IN 46032
- Phone: (317) 846-7721

Carmel Middle School

Carmel Middle School offers a robust educational experience with a focus on academic excellence and personal growth. The school provides a variety of programs in arts, sports, and technology, fostering a well-rounded education for its students.

- Address: 300 S Guilford Rd, Carmel, IN 46032
- Phone: (317) 846-7331



Education is for improving the lives of others and for leaving your community and world better than you found it.

CARMEL CLAY SCHOOLS

Creekside Middle School

Creekside Middle School provides a supportive and challenging environment for students in grades 6-8. Known for its strong academic programs and vibrant arts and athletics, Creekside encourages students to explore their interests and develop their talents.

- Address: 3525 W 126th St, Carmel, IN 46032
- Phone: (317) 733-6420

Clay Middle School

Clay Middle School is dedicated to providing a nurturing and academically challenging environment for students. With a strong emphasis on community and personal development, Clay Middle School offers diverse programs in academics, arts, and athletics.

- Address: 5150 E 126th St, Carmel, IN 46033
- Phone: (317) 844-7251

ELEMENTARY SCHOOLS

Carmel Elementary School
101 4th Ave SE
Carmel, IN 46032
Phone: (317) 846-5010

Cherry Tree Elementary School
13989 Hazel Dell Pkwy
Carmel, IN 46033
Phone: (317) 846-3086

College Wood Elementary School
12415 Shelborne Rd
Carmel, IN 46032
Phone: (317) 733-6430

Forest Dale Elementary School
10721 Lakeshore Dr W
Carmel, IN 46033
Phone: (317) 844-4949

ELEMENTARY SCHOOLS

Mohawk Trails Elementary School
4242 E 126th St,
Carmel, IN 46033
Phone: (317) 844-1158

Orchard Park Elementary School
10404 Orchard Park Dr S
Carmel, IN 46032
Phone: (317) 848-1918

Prairie Trace Elementary School
14200 N River Rd
Carmel, IN 46033
Phone: (317) 571-7925

Smoky Row Elementary School
900 W 136th St
Carmel, IN 46032
Phone: (317) 571-4084

Town Meadow Elementary School
11550 E 131st St
Carmel, IN 46033
Phone: (317) 571-7510

West Clay Elementary School
3495 W 126th St
Carmel, IN 46032
Phone: (317) 733-6430

Woodbrook Elementary School
4311 E 116th St,
Carmel, IN 46033
Phone: (317) 846-4225

PRIVATE SCHOOLS

University High School

University High School, while smaller in size, has achieved significant success in various sports, particularly in soccer and tennis. The school emphasizes personal growth and team development, leading to strong performances in regional and state competitions.

- Address: 2825 W 116th St, Carmel, IN 46032
- Phone: (317) 733-4475

St. Elizabeth Seton Catholic School

St. Elizabeth Seton Catholic School provides a faith-based education with a focus on academic excellence and moral development. The school offers a nurturing environment where students receive personalized attention and a well-rounded education.

- Address: 10655 Haverstick Rd, Carmel, IN 46033
- Phone: (317) 846-3850

Midwest Academy

Midwest Academy is a private school dedicated to serving students with learning differences. With individualized instruction and a supportive environment, Midwest Academy helps students achieve academic success and personal growth.

- Address: 1420 Chase Ct, Carmel, IN 46032
- Phone: (317) 843-9500

Our Lady of Mount Carmel School

Our Lady of Mount Carmel School offers a Catholic education with a strong emphasis on academic excellence and spiritual development. The school provides a nurturing environment where students are encouraged to grow intellectually, morally, and socially.

- Address: 14596 Oak Ridge Rd, Carmel, IN 46032
- Phone: (317) 846-1118



CARMEL HEALTHCARE

IU HEALTH NORTH HOSPITAL

Located at 11700 N Meridian St, Carmel, IN 46032, IU Health North Hospital offers a wide range of medical services, including emergency care, surgical procedures, and specialized treatments.

ST. VINCENT CARMEL HOSPITAL

Situated at 13500 N Meridian St, Carmel, IN 46032, St. Vincent Carmel Hospital provides advanced healthcare services, including maternity care, cardiac services, and outpatient treatments.

CARMEL MEDICAL CENTERS

Carmel boasts a variety of medical centers and clinics staffed with expert specialists, offering comprehensive healthcare services ranging from primary care to specialized treatments.



Sincerely, Colleen

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