

# Largest Indianapolis-Area Multifamily Property Management Firms

(Ranked by local multifamily units managed\*)

RANK 2014 rank	FIRM ADDRESS TELEPHONE / WEBSITE	MULTIFAMILY UNITS MANAGED:* LOCAL TOTAL	PERCENT OF LOCAL PROPERTIES OWNED LOCAL COMPLEXES MANAGED FTE LOCAL EMPLOYEES	TYPES OF PROPERTIES MANAGED	LARGEST PROPERTIES MANAGED / UNITS / RENTAL RANGE FOR TWO-BEDROOM UNIT	OTHER TYPES OF REAL ESTATE MANAGED	HEAD(S) OF LOCAL OPERATIONS, TITLE(S)	ESTAB. LOCALLY HQ CITY
<b>1</b> 1	<b>Kirkpatrick Management Co. Inc.</b> 5702 Kirkpatrick Way, 46220 (317) 570-4358 / ekirkpatrick.com	11,190 14,429	0 104 DND	market rate, sections 8 and 42	Three Fountains / 342 / \$533-\$744 Mayfield Green / 344 / \$483-\$573 Harvard Square / 342 / \$408-\$509	NA	Robert S. Kirkpatrick, president	1973 Indianapolis
<b>2</b> 2	<b>Barrett &amp; Stokely Inc.</b> 3755 E. 82nd St., Suite 300, 46240 (317) 845-4171 / barrettandstokely.com	8,251 10,589	50 32 DND	market rate, sections 8 and 42, mixed use, commercial	Riley Towers / 525 / \$1,309-\$2,174 Braeburn Village / 402 / \$545-\$679 Northlake Village / 348 / \$654-\$953	office retail	Alex Stokely, VP; John F. Sweeney, DND	1975 Indianapolis
<b>3</b> 4	<b>Flaherty &amp; Collins Properties</b> 8900 Keystone Crossing, Suite 1200, 46240 (317) 816-9300 / flahertycollins.com	8,187 15,492	27 36 450	elderly, market rate, sections 8 and 42	Westlake / 1,381 / \$519-\$679 Axis / 336 / \$1,830-\$2,550 The Blvd at Anson / 296 / \$1,110-\$1,410	retail	David M. Flaherty, CEO; Jerry K. Collins, president	1993 Indianapolis
<b>4</b> 3	<b>Gene B. Glick Co. Inc.</b> 8425 Woodfield Crossing Blvd., Suite 300W, 46240 (317) 469-0400 / genebglick.com	7,057 19,823	100 38 305	elderly, market rate, sections 8, 42, 236 and 221-(d)(3)	Carriage House East I, II, III / 614 / \$499-\$579 Carriage House West II, III, IV / 540 / \$642-\$652 Woods of Eagle Creek I, II / 460 / \$615-\$678	NA	David O. Barrett, president, CEO	1947 Indianapolis
<b>5</b> 7	<b>Herman &amp; Kittle Properties Inc.</b> 500 E. 96th St., Suite 300, 46240 (317) 846-3111 / hermankittle.com	4,891 11,935	100 DND 200	elderly, market rate, sections 8 and 42	Landings at 56th Street / 378 / \$565-\$900 Copper Chase at Stones Crossing / 296 / \$1,000-\$1,200 Nora Commons on the Monon / 272 / \$750-\$1,000	NA	Steve Lavery, VP, property management; Jay Kellogg, EVP, construction	1948 Indianapolis
<b>6</b> 5	<b>Buckingham Cos.</b> 941 N. Meridian St., 46204 (317) 974-1234 / buckingham-co.com	4,130 7,769	60 28 196	market rate, student, manufactured housing, commercial, mixed use	Mohawk Hills / 548 / \$825-\$1,260 Providence at Old Meridian / 410 / \$760-\$2,600 Quail Run / 288 / \$929-\$1,365	industrial office retail	Cindy Koehler, COO; Scott Sladek, EVP; John Cumming, Scott Travis, SVPs	1984 Indianapolis
<b>7</b> 6	<b>Pedcor Cos.</b> 770 Third Ave. S.W., Carmel 46032 (317) 218-2687 / pedcorcompanies.com	3,820 15,694	100 27 200	elderly, market rate, section 42, mixed use, commercial	Lions Creek / 502 / \$645-\$855 Trotters Pointe I, II, III & IV / 496 / \$452-\$925 GreyStone I & II / 452 / \$646-\$999	office retail	Bruce A. Cordingley, president, CEO; Phillip Stoffregen, COO, EVP	1987 Carmel
<b>8</b> 8	<b>Greystone Property Management Corp.</b> 8383 Craig St., Suite 240, 46250 (317) 594-0204 / greyco.com	3,566 5,783	0 7 80	market rate, section 42, bond program	Lakeside Pointe at Nora / 588 / \$439-\$819 Estates at Crystal Bay / 432 / \$539-\$849 Fox Club / 336 / \$605-\$695	NA	Kerry Brewer, SVP	2005 Indianapolis
<b>9</b> 10	<b>The Sexton Cos.</b> 9001 N. Meridian St., 46260 (317) 846-4444 / sextonproperties.com	3,506 5,122	100 12 113	market rate, commercial	Lockefield Gardens / 493 / \$816-\$1,157 Westbury Court / 484 / \$764-\$939 Gardens of Canal Court / 421 / \$1,147-\$1,402	retail	G. Marlyne Sexton, owner	1962 Indianapolis
<b>10</b> 9	<b>J.C. Hart Co. Inc.</b> 805 City Center Drive, Suite 120, Carmel 46032 (317) 573-4800 / homeisjchart.com	3,460 3,956	95 14 110	market rate	StoneBridge / 322 / \$829-\$1,249 Legacy Towns & Flats / 364 / \$939-\$1,490 Linden Square Village / 298 / \$849-\$1,240	NA	John C. Hart, president	1976 Carmel
<b>11</b> 11	<b>Samaritan Cos.</b> 170 N. Perry Road, Plainfield 46168 (317) 777-6329 / SamaritanCompanies.com	3,379 4,215	DND DND DND	market rate	Willow Glen South / 592 / \$615-\$775 Waterford / 356 / \$539-\$604 Aberdeen / 354 / \$765-\$855	NA	Tim Shrout, president	1991 Plainfield
<b>12</b> 12	<b>Edward Rose &amp; Sons</b> 11611 N. Meridian St., Suite 800, Carmel 46032 (317) 297-3060 / edwardrose.com	3,210 59,000	100 7 129	market rate	Polo Run / 695 / \$584-\$879 Scarborough Lake / 653 / \$554-\$834 Latitudes / 552 / \$779-\$929	office	Michael E. Gorman, president	1970 Bloomfield Hills, Mich.
<b>13</b> 13	<b>Justus Rental Properties Inc.</b> 1398 N. Shadeland Ave., 46219 (317) 353-8311 / justus.net	2,704 3,004	100 6 200	elderly, market rate, section 42, commercial	Crestwood Village West / 830 / DND Crestwood Village South / 758 / DND Crestwood Village East / 496 / DND	industrial office	Walter E. Justus, president	1910 Indianapolis
<b>14</b> 14	<b>Sheehan Property Management Inc.</b> 6930 Atrium Boardwalk S., Suite 100, 46250 (317) 579-9270 / sheehancpanies.com	2,389 3,046	78 10 52	elderly, market rate, sections 8 and 42, parking garage	River Stone / 424 / \$1,002-\$1,387 The Masters / 400 / \$849-\$964 Maple Knoll / 300 / \$905-\$1,185	retail	Chuck Townsend, president	2006 Indianapolis
<b>15</b> 16	<b>Magna Properties Inc.</b> 1712 N. Meridian St., Suite 300, 46202 (317) 921-1170 / magnaproperties.com	2,187 3,923	56 21 123	elderly, market rate, sections 8 and 42	Greentree / 450 / \$535-\$565 Stratford / 458 / \$499-\$599 Grand Oak Community / 301 / \$499-\$599	office	Mike A. Abdalla, president	2005 Indianapolis
<b>16</b> 15	<b>Regency Windsor Management Inc.</b> 2935 20th St., Vero Beach, Fla. 32960 (772) 778-8240 / DND	2,054 3,456	100 4 DND	market rate	Sunblest / 608 / \$850-\$960 Woods of Britton / 521 / \$860-\$1,160 Sunlake / 485 / \$850-\$1,995	office retail	Gary Stanley, regional vice president	1996 Vero Beach, Fla.
<b>17</b> NR	<b>Milhaus Management LLC</b> 530 E. Ohio St., Suite A, 46204 (317) 226-9500 / milhaus.com	1,960 2,988	20 10 88	market rate, student housing, mixed use	Creekwood / 510 / \$789-\$839 Villas of Watermark / 266 / \$1,160-\$1,410 Artistry / 258 / \$1,615-\$1,995	retail	Alexandra S Jackiw, president	2012 Indianapolis
<b>18</b> NR	<b>Towne Properties</b> 1055 St. Paul Place, Cincinnati 45202 (513) 381-8696 / towneprop.com	1,671 15,000	0 5 50	market rate	Kingston Square / 523 / \$699-\$799 Lexington Park / 362 / \$599-\$699 Lawrence Landing / 354 / \$679-\$729	retail	Robert J. Wahlke, president	1961 Cincinnati
<b>19</b> 17	<b>Revel &amp; Underwood Inc.</b> 7050 E. 116th St., Fishers 46038 (317) 578-9400 / revelunderwood.com	1,400 1,400	20 6 25	market rate, self storage	DND / DND / DND	office retail	Rory Underwood, president	1973 Indianapolis
<b>20</b> 20	<b>Mark III Management Corp.</b> 9615 E. 59th St., 46216 (317) 863-3131 / mark3.com	1,357 1,546	38 16 46	market rate, sections 8 and 42	Waterford Place / 260 / \$655-\$850 Creeside South / 190 / \$635-\$650 9000 Westfield / 98 / \$730-\$765	NA	Charles D. Pechette, president	1993 Indianapolis
<b>21</b> 21	<b>Dominion Realty Inc.</b> 8355 Rockville Road, Suite 210, 46234 (317) 271-8888 / dominionrealty.com	1,348 2,044	90 11 DND	elderly, market rate, section 8	Stafford Pointe / 378 / \$660-\$815 Willow Glen East / 320 / \$629-\$774 Moundford Terrace / 318 / \$480-\$719	industrial	Randy W. Prock, DND	1968 Indianapolis
<b>22</b> 18	<b>Harbor Group Management Co.</b> 8210 Lakeshore Trail E. Drive, 46250 (317) 845-7368 / myhgmc.com	1,300 40,000	DND 2 13	market rate, commercial	Lakeshore / 740 / \$900-\$1,000	NA	Sheila Sehlhorst, regional manager	1988 Norfolk, Va.
<b>23</b> 22	<b>Becovic Management Group of Indiana</b> 12000 Exit 5 Parkway, Fishers 46037 (317) 570-0400 / becovicgmt.com	1,128 1,280	80 5 28	market rate, commercial	Central Park at Metropolis / 304 / \$899-\$1,499 The Springs / 180 / \$969-\$1,369 Autumn Trails / 165 / \$475-\$699	office	Muhamed Becovic, president	2008 Fishers
<b>24</b> 19	<b>Moynahan Williams Inc.</b> 509 E. National Ave., 46227 (317) 784-5899 / moynahanwilliams.com	1,124 2,016	10 17 DND	elderly, section 42, receiverships, flex, warehouse	Devonshire / 216 / DND Stratford Place / 120 / DND Hartshire Lakes / 272 / DND	industrial office retail	Michael J. Williams, VP	1923 Indianapolis
<b>25</b> NR	<b>M2 Property Group LLC</b> 7399 N. Shadeland Ave., Suite 168, 46250 (888) 295-1638 / m2regroup.com	1,116 2,350	0 3 25	market rate, section 8, assisted living	Abney Lake / 460 / \$489-\$850 Woodcrest / 331 / \$658-\$767 Abington / 328 / \$639-\$784	office retail	Scott Beals, director of operations	2005 Skokie, Ill.

COO=chief operating officer  
DND=did not disclose  
EVP=executive vice president  
FTE=full-time equivalent  
LLC=limited liability company  
NA=not applicable  
NR=not ranked  
SVP=senior vice president

Some firms may have been omitted due to lack of information or deadline restrictions.

The Indianapolis Business Journal list of largest Indianapolis-area multifamily property management firms is the most comprehensive available. For copies of this list, go to [www.IBJ.com](http://www.IBJ.com) and click on the "lists" link.

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Information was provided by the individual firms and has not been independently verified.

Top 25 lists are compiled each December in the Book of Lists.

\* includes apartments and condominiums