

FOR SALE



7500 E. 30TH STREET

Indianapolis, IN

±68.82 ACRES

PROPERTY HIGHLIGHTS

±68.82 Gross Acres
±60.82 Net Acres (Net of Wetlands)

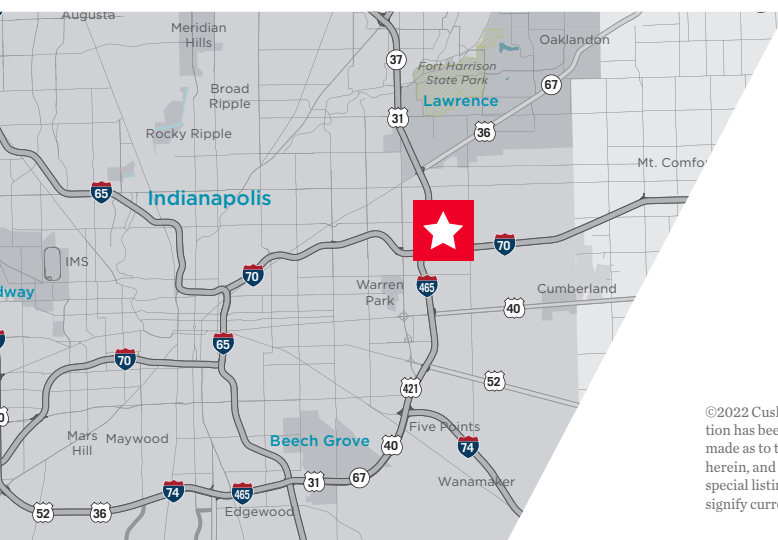
Excellent Interstate Visibility

Close proximity to Two Interstate Interchanges

Primary Access off East 30th Street

Zoned CS - for all I-2-S uses

\$3,443,000



BO LEFFEL

Managing Director

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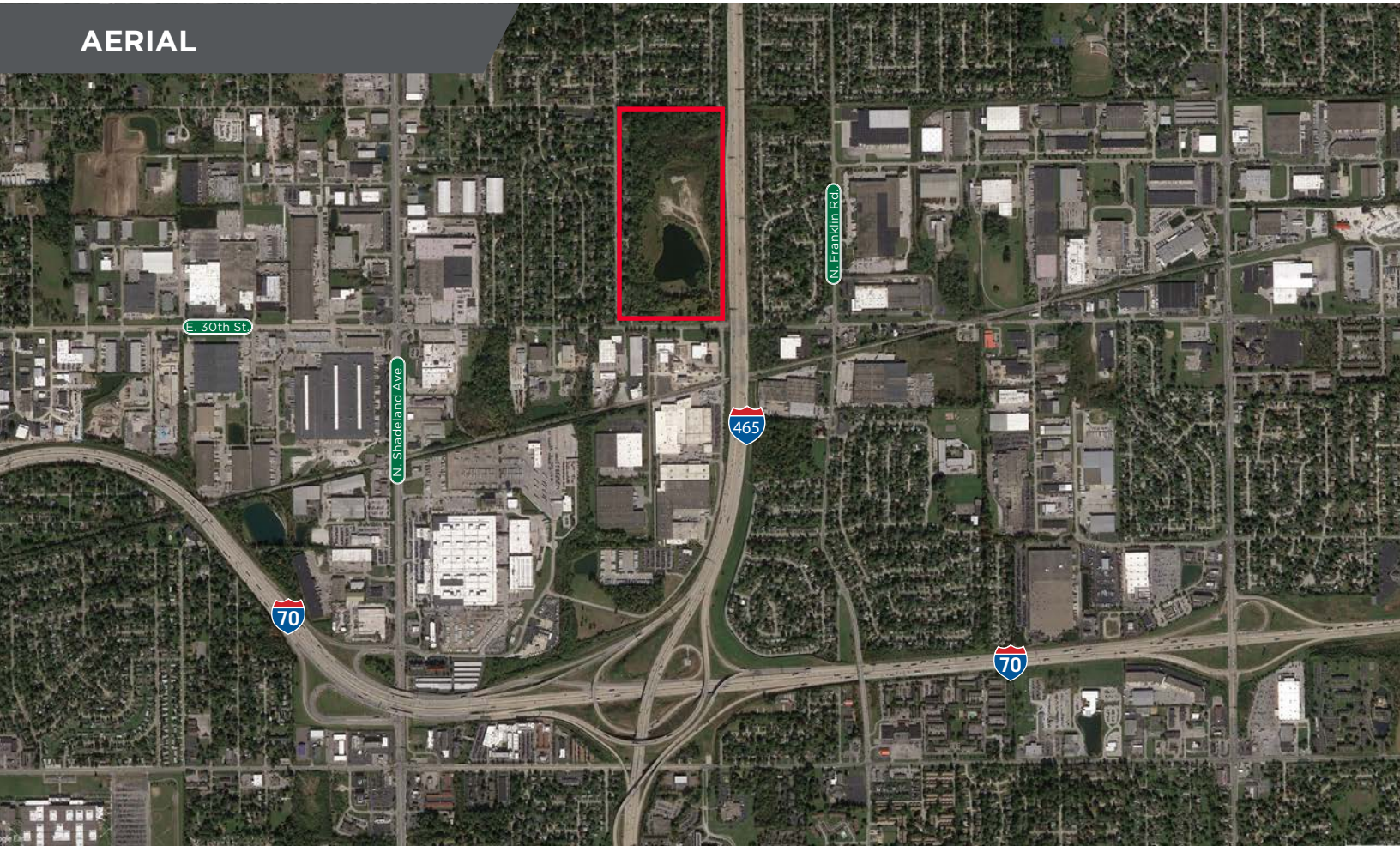
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AERIAL



Demographics

	1 Mile	3 Mile	5 Mile
Population	7,351	99,576	223,660
AVG. HH Income	\$45,740	\$51,594	\$65,181
Daytime Population	9,356	70,194	154,623

Traffic Counts

30th Street	14,530 ADT
I-465	175,532 ADT

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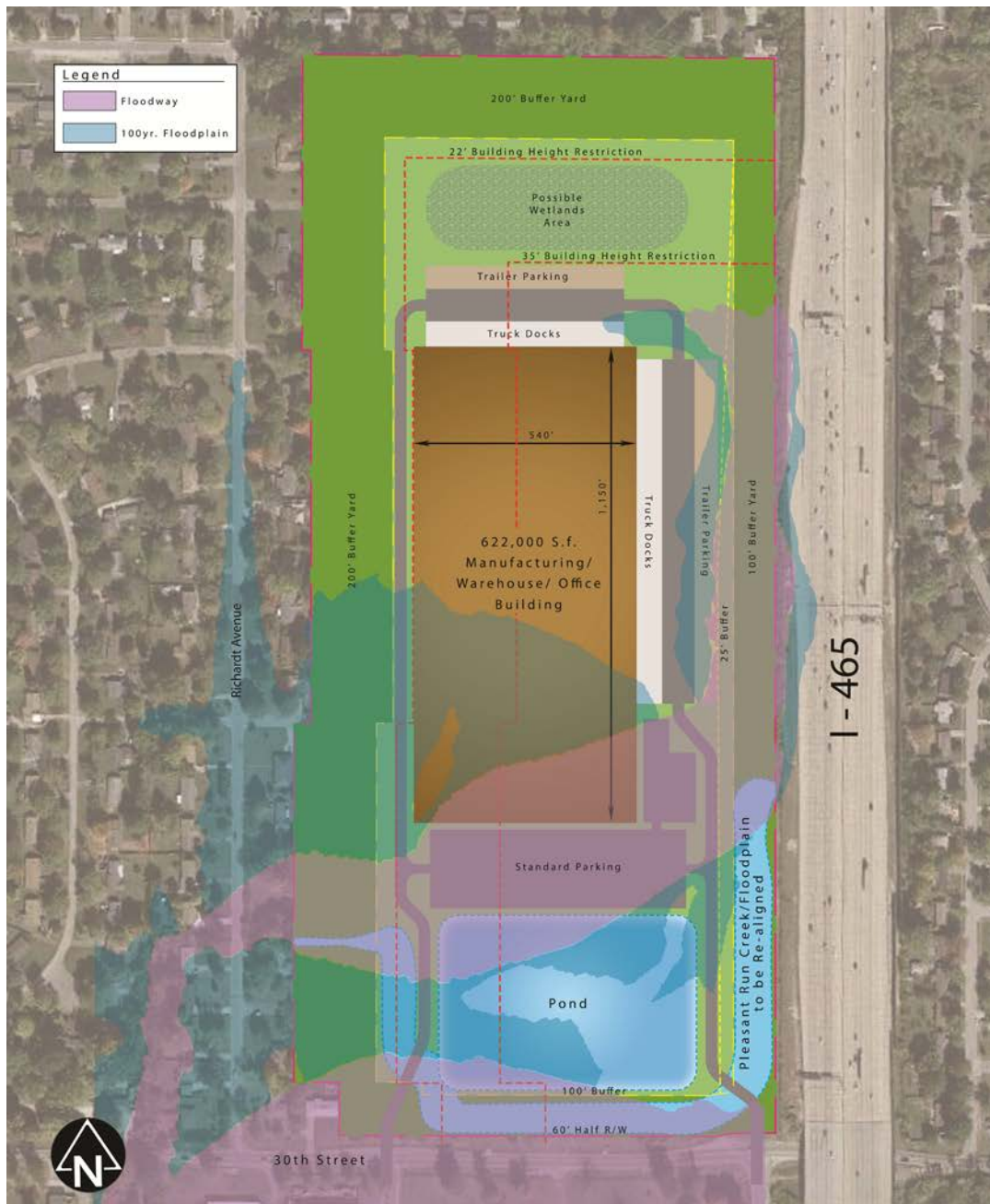
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