

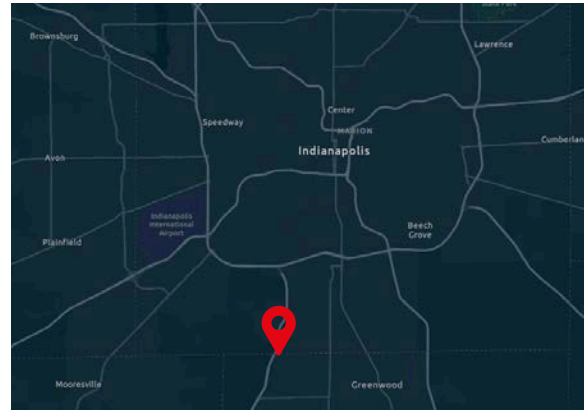
# Commercial lot for sale or lease

2440 W County Line Rd  
Indianapolis, IN 46217



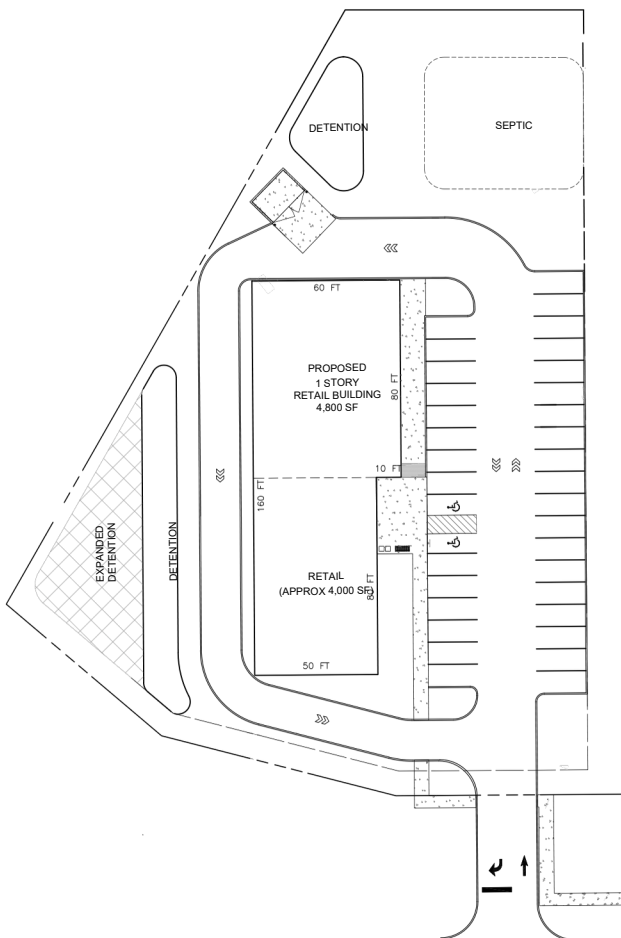
## Property highlights

- Purchase or build to suit opportunity on 0.70 acres
- C4 commercial zoning
- Pylon signage visible from I-69
- Up to 30 auto parks
- Immediate access and visibility to I-69 and County Line Rd interchange
- Ideal location for a wide range of commercial uses

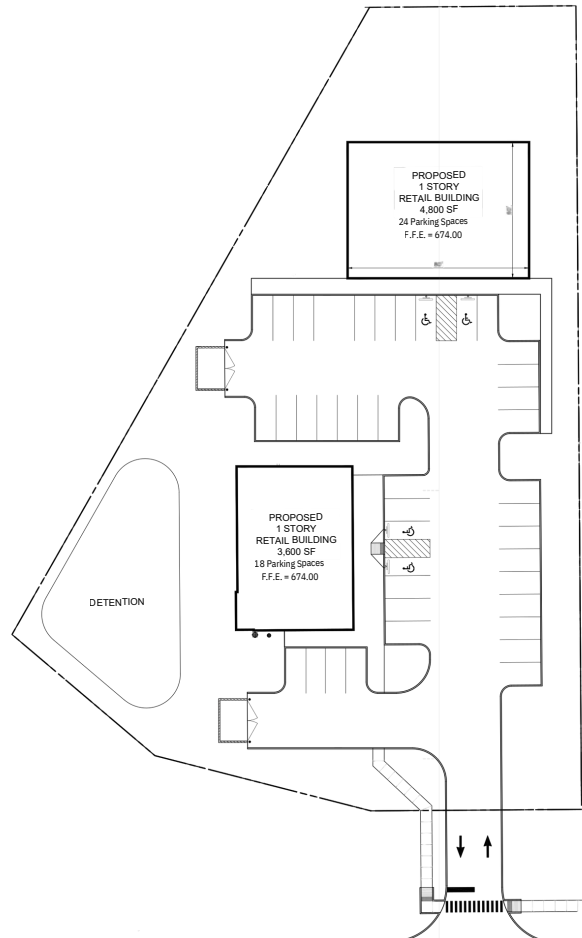


## Potential layouts

### Option 1:

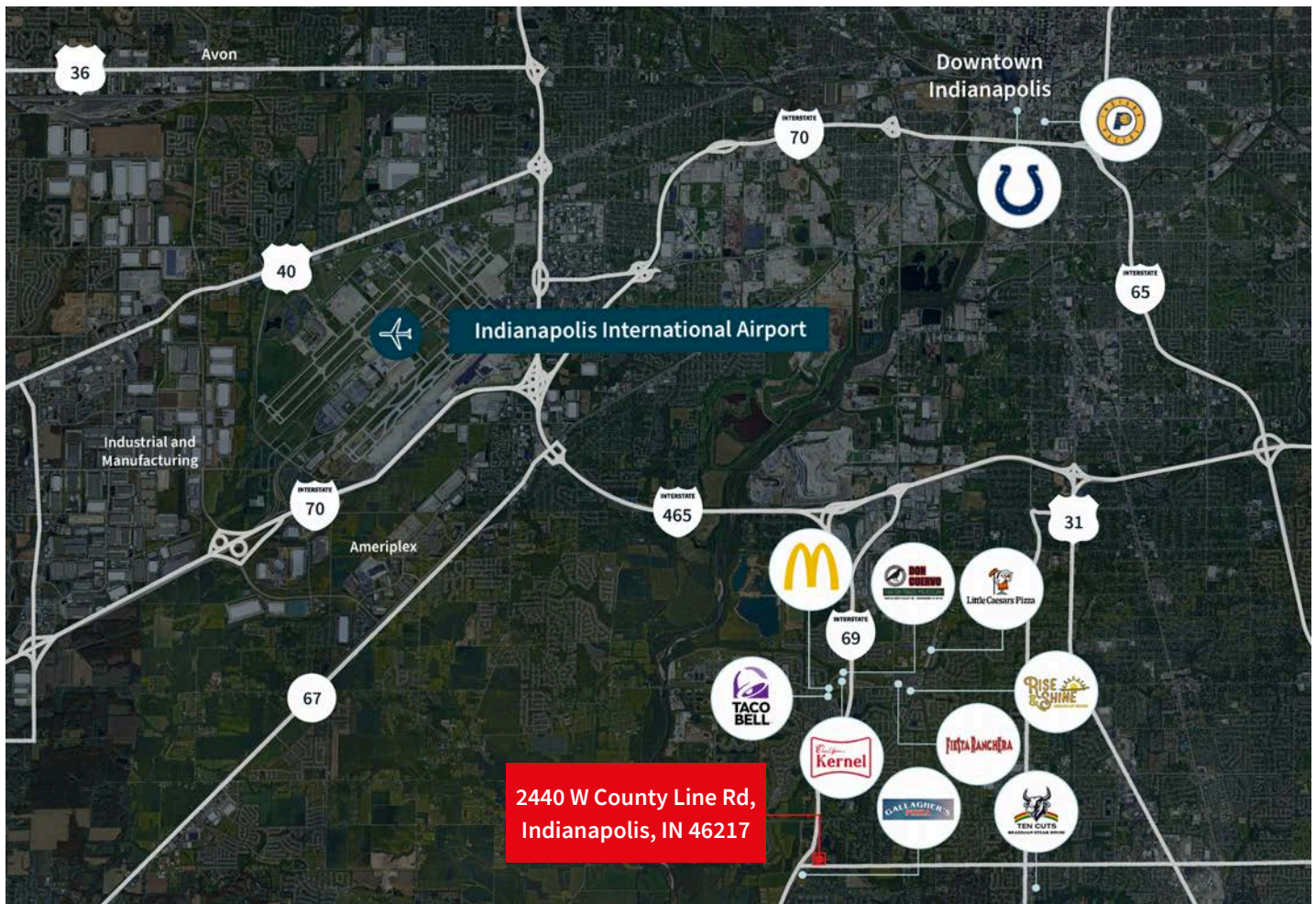


### Option 2:





# Location



	1 mile	3 miles	5 miles
Estimated population	4,827	50,633	137,385
Estimated households	1,880	18,932	52,204
Est. Average HH income	\$121,118	\$125,275	\$111,729

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