



**KAISER
LAND CO.**

FOR SALE
**TWO COMMERCIAL
DEVELOPMENT PARCELS
AVAILABLE IN WESTFIELD, IN.**

DAVID BROWN DR
Westfield, IN 46074

Craig Kaiser
317.844.1131
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Kaiser Land Company | 12401 Old Meridian Street | Carmel, IN 46032 | 317.844.1131



VISUAL MEDIA

PROPERTY DESCRIPTION

Discover a prime opportunity with this GB-PB-zoned property in Westfield, IN. Consisting of two parcels, Parcel A offers 3.5 acres priced at \$225,000 per acre, while Parcel B offers 9 acres priced at \$250,000 per acre, making it an ideal investment for developers or end users. With flexible development potential and a compelling location, this property presents a strategic foothold in the rapidly developing area. This property offers an enticing opportunity to establish a prominent presence in the thriving Westfield community.

PROPERTY HIGHLIGHTS

- Zoned GB-PB
- Strategic location
- Flexible development potential
- Two available parcels
- Prime investment opportunity

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OFFERING SUMMARY

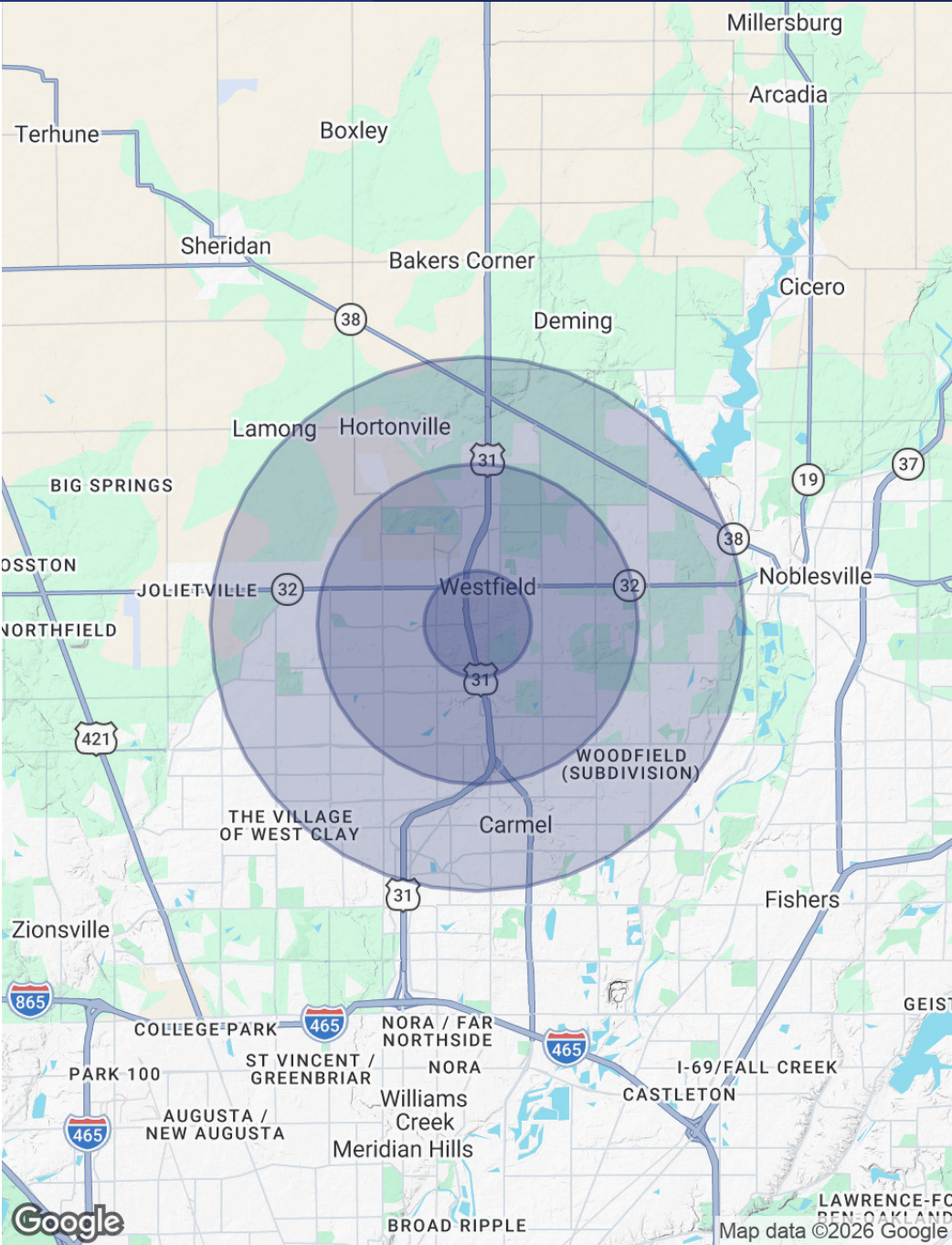
Sale Price:	N/A
Lot Size:	3.5 ACRES, 9 ACRES

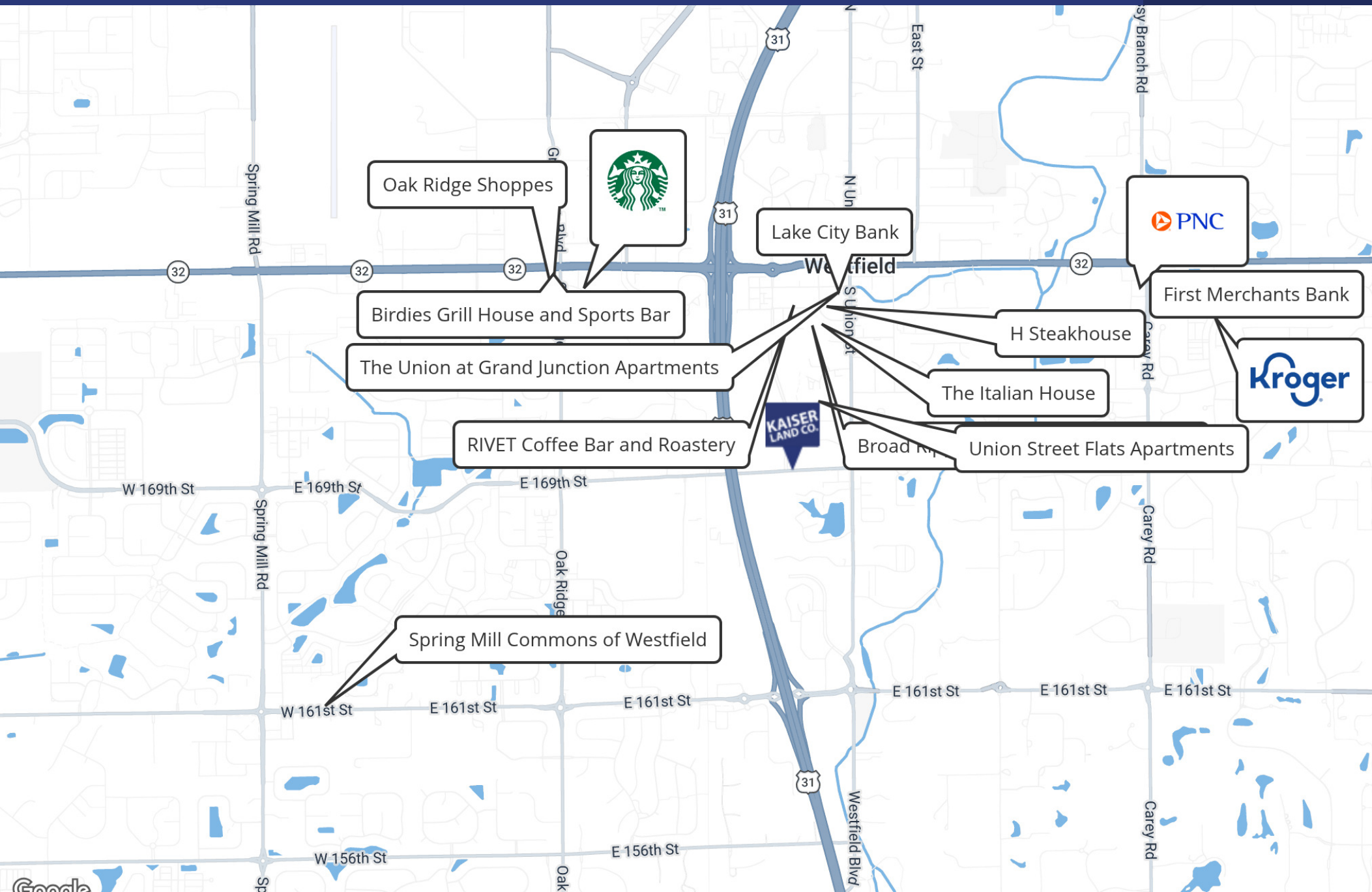
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,974	18,209	44,955
Total Population	4,690	49,335	119,557
Average HH Income	\$110,662	\$154,707	\$161,967

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,690	49,335	119,557
Average Age	32.4	37.3	38.7
Average Age (Male)	32.5	37.0	38.0
Average Age (Female)	34.2	38.0	38.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,974	18,209	44,955
# of Persons per HH	2.4	2.7	2.7
Average HH Income	\$110,662	\$154,707	\$161,967
Average House Value	\$427,552	\$429,147	\$447,490

2023 American Community Survey (ACS)

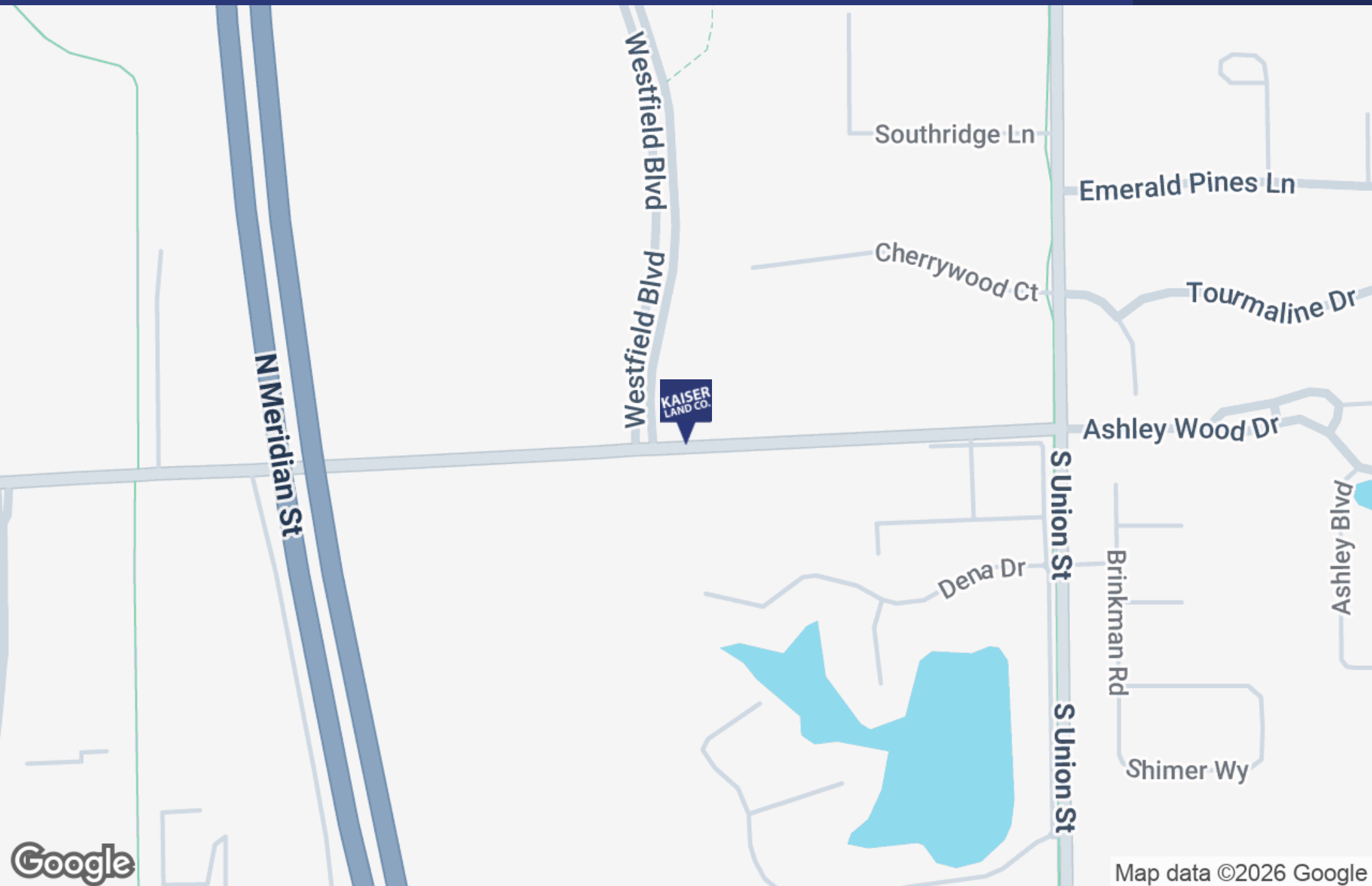




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