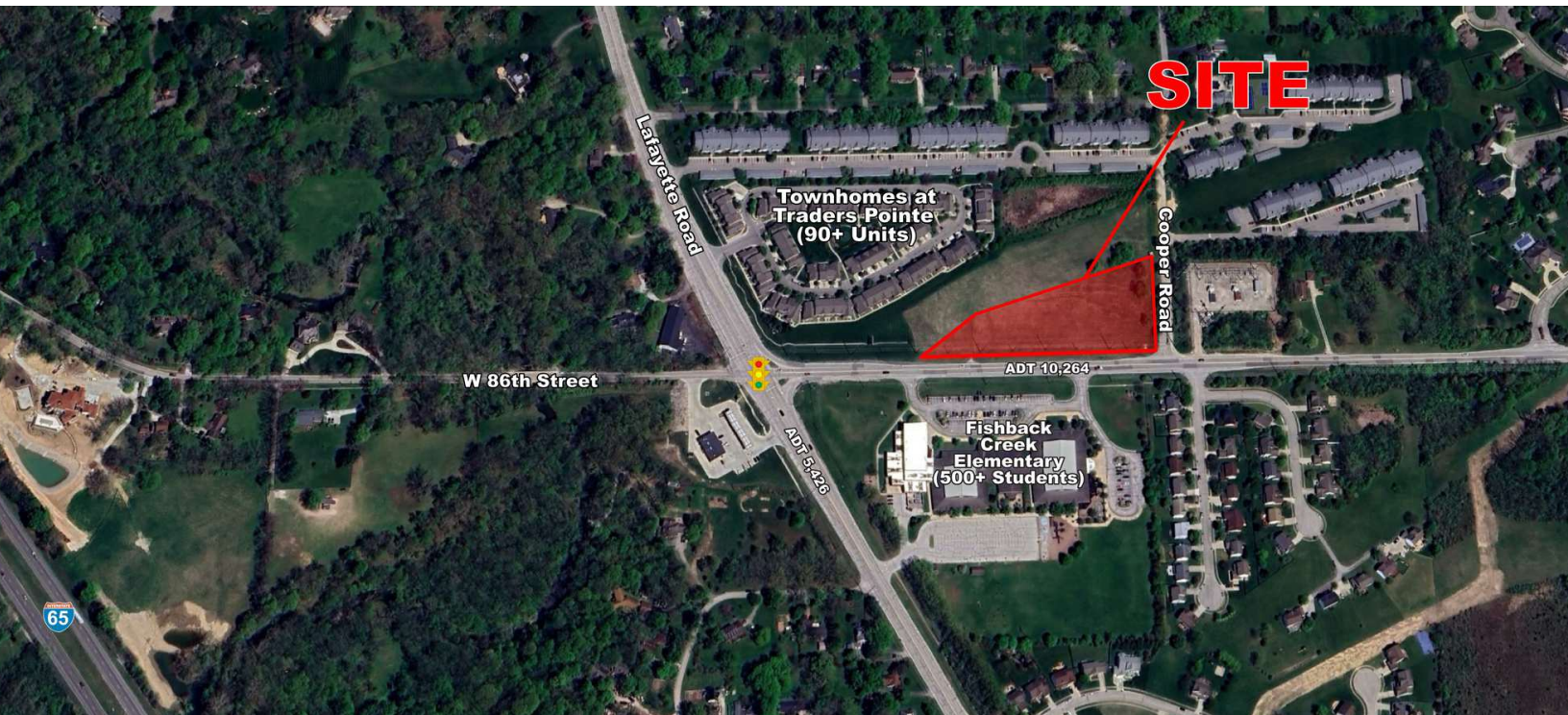


3 ACRES FOR SALE

86th Street & Lafayette Road - Indianapolis, IN 46278



MIDLAND ATLANTIC
PROPERTIES



PROPERTY OVERVIEW

3 Acres For Sale at 86th Street and Lafayette Road, Indianapolis, IN

PROPERTY HIGHLIGHTS

- High Income Area Serving Trader's Point, Pike Township, Zionsville, Brownsburg, & Eagle Creek
- Average HH Income of Over \$200,000 within 3-Miles
- Close Proximity to I-65 & I-465
- Utilities and Infrastructure in Place
- Over 31,000 Households within 5-Miles
- Zoned C-4

DEMOGRAPHICS

	3 MILE	5 MILES
Total Population	17,285	81,159
Average HH Income	\$214,848	\$157,984
Businesses	1,134	5,470
Employees	21,882	74,059

TRAFFIC COUNTS

W 86th Street	10,264
Lafayette Road	5,426



MIDLAND ATLANTIC PROPERTIES

Indianapolis Office
3801 East 82nd Street, Suite B
Indianapolis, IN 46240

MIDLANDATLANTIC.COM

SHAWN HEFFERN

Direct: 317.597.1715
Cell: 317.695.8938
sheffern@midlandatlantic.us

ALEX WENDT

Direct: 317.806.8483
Cell: 317.714.2820
awendt@midlandatlantic.us

DEVELOPMENT • BROKERAGE • ACQUISITIONS • MANAGEMENT

Information contained herein has been obtained from sources deemed reliable but is not guaranteed and is subject to change without notice.

3 ACRES FOR SALE

86th Street & Lafayette Road - Indianapolis, IN 46278



MIDLAND ATLANTIC
PROPERTIES

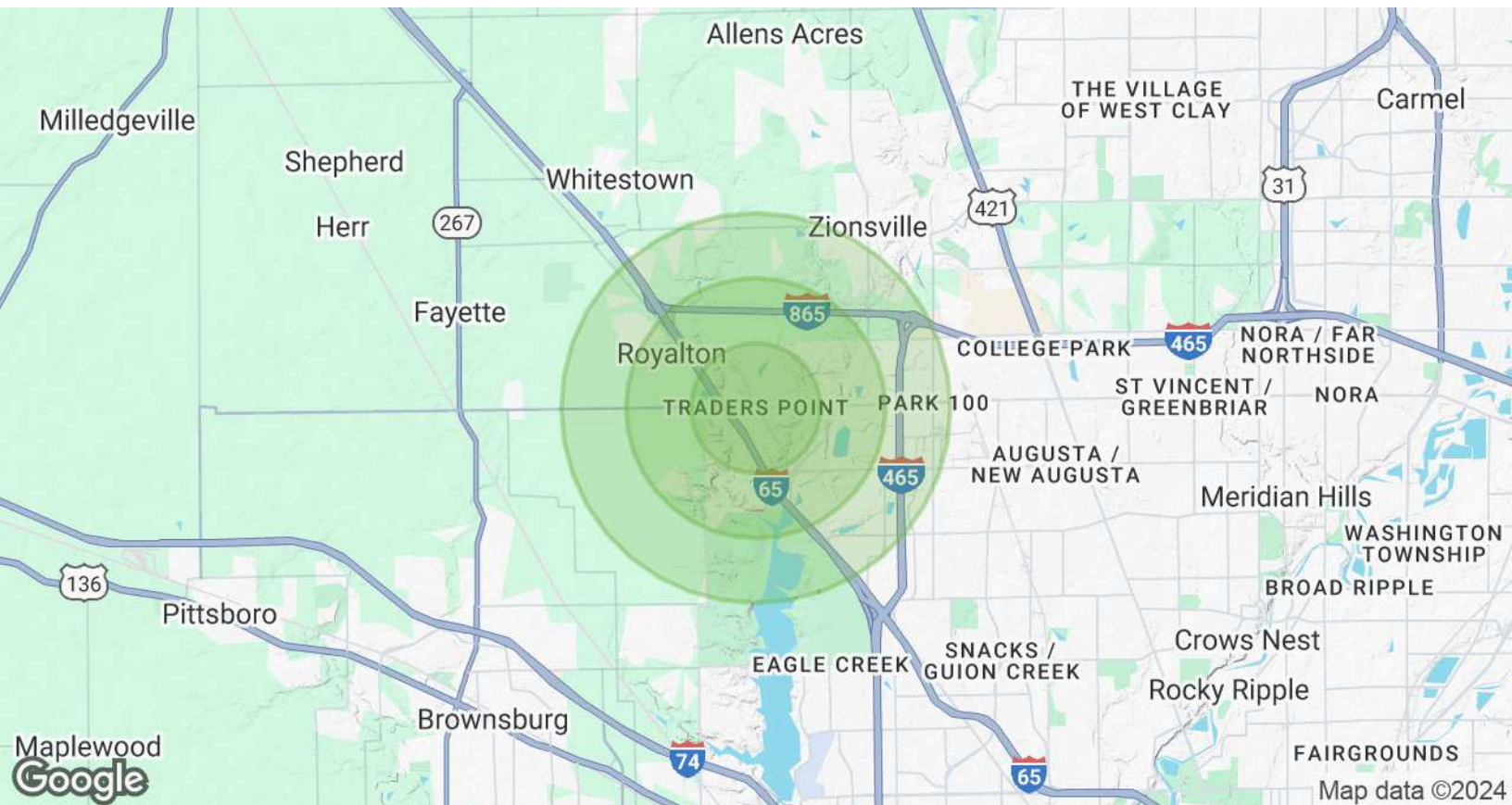


3 ACRES FOR SALE

86th Street & Lafayette Road - Indianapolis, IN 46278



MIDLAND ATLANTIC
PROPERTIES



POPULATION & HOUSING

	1 MILE	3 MILES	5 MILES
Total Population	2,153	17,285	81,159
Projected Annual Growth (2024-2029)	-0.5%	2.0%	1.3%
Total Households	869	6,288	31,426
Median Home Value	\$346,635	\$402,354	\$311,075

INCOME & BUSINESS

	1 MILE	3 MILES	5 MILES
Average HH income	\$185,427	\$214,848	\$157,984
Daytime Population (16+ years)	1,146	26,737	95,523
Total Businesses	98	1,134	5,470
Total Employees	376	21,882	74,059

MIDLAND ATLANTIC PROPERTIES

Indianapolis Office
3801 East 82nd Street, Suite B
Indianapolis, IN 46240

SHAWN HEFFERN

Direct: 317.597.1715
Cell: 317.695.8938
sheffern@midlandatlantic.us

ALEX WENDT

Direct: 317.806.8483
Cell: 317.714.2820
awendt@midlandatlantic.us

MIDLANDATLANTIC.COM

DEVELOPMENT • BROKERAGE • ACQUISITIONS • MANAGEMENT

Information contained herein has been obtained from sources deemed reliable but is not guaranteed and is subject to change without notice.