

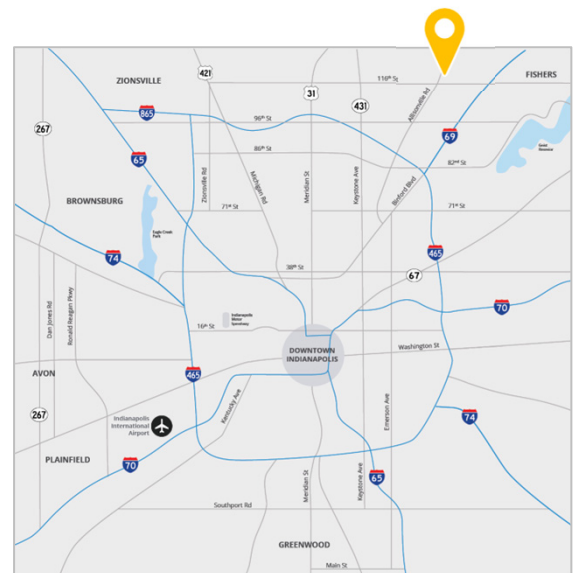


FOR SALE
11965 Allisonville Rd
 Fishers, IN

Former Education / Assembly Facility in Fishers, IN

Property Highlights

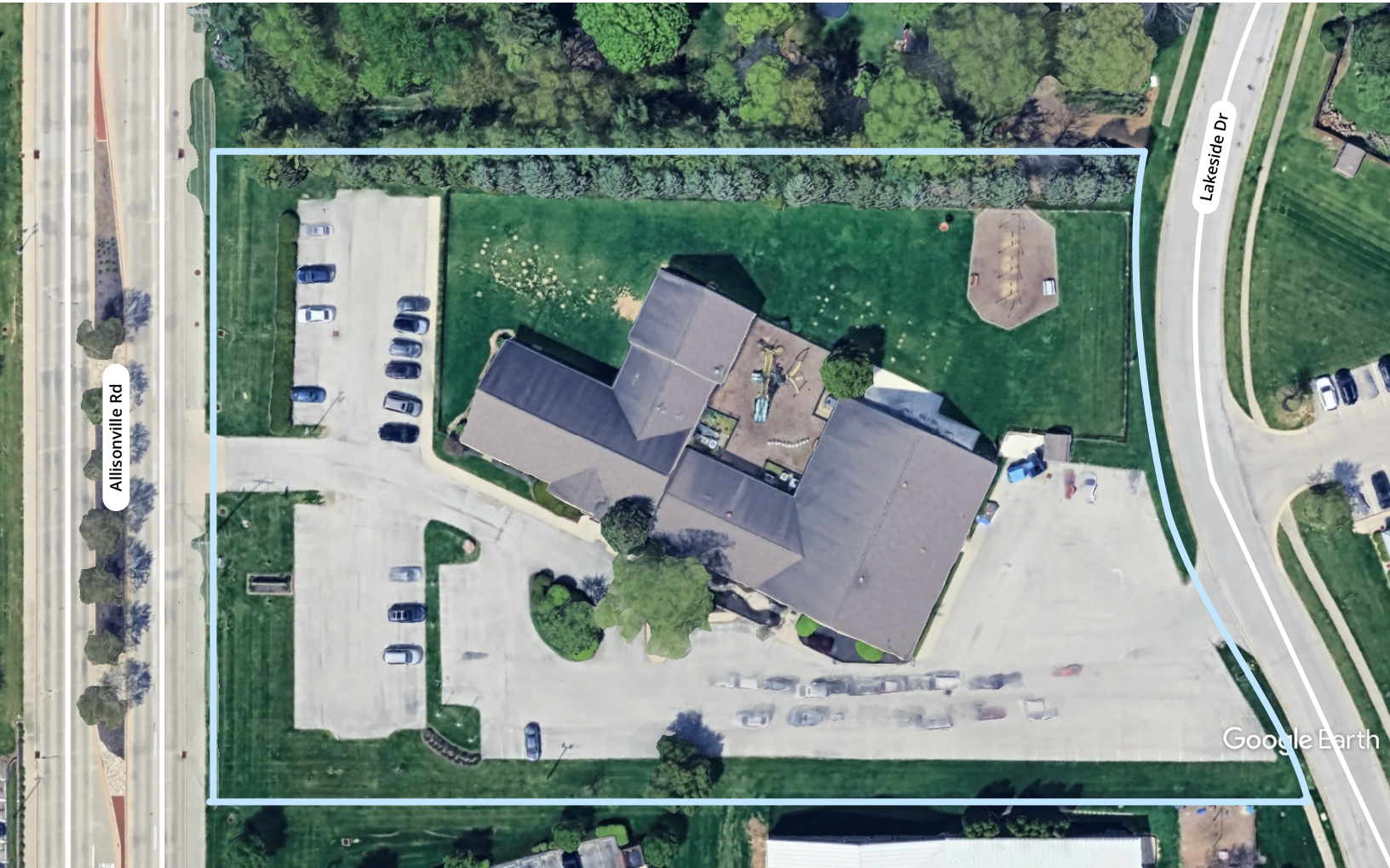
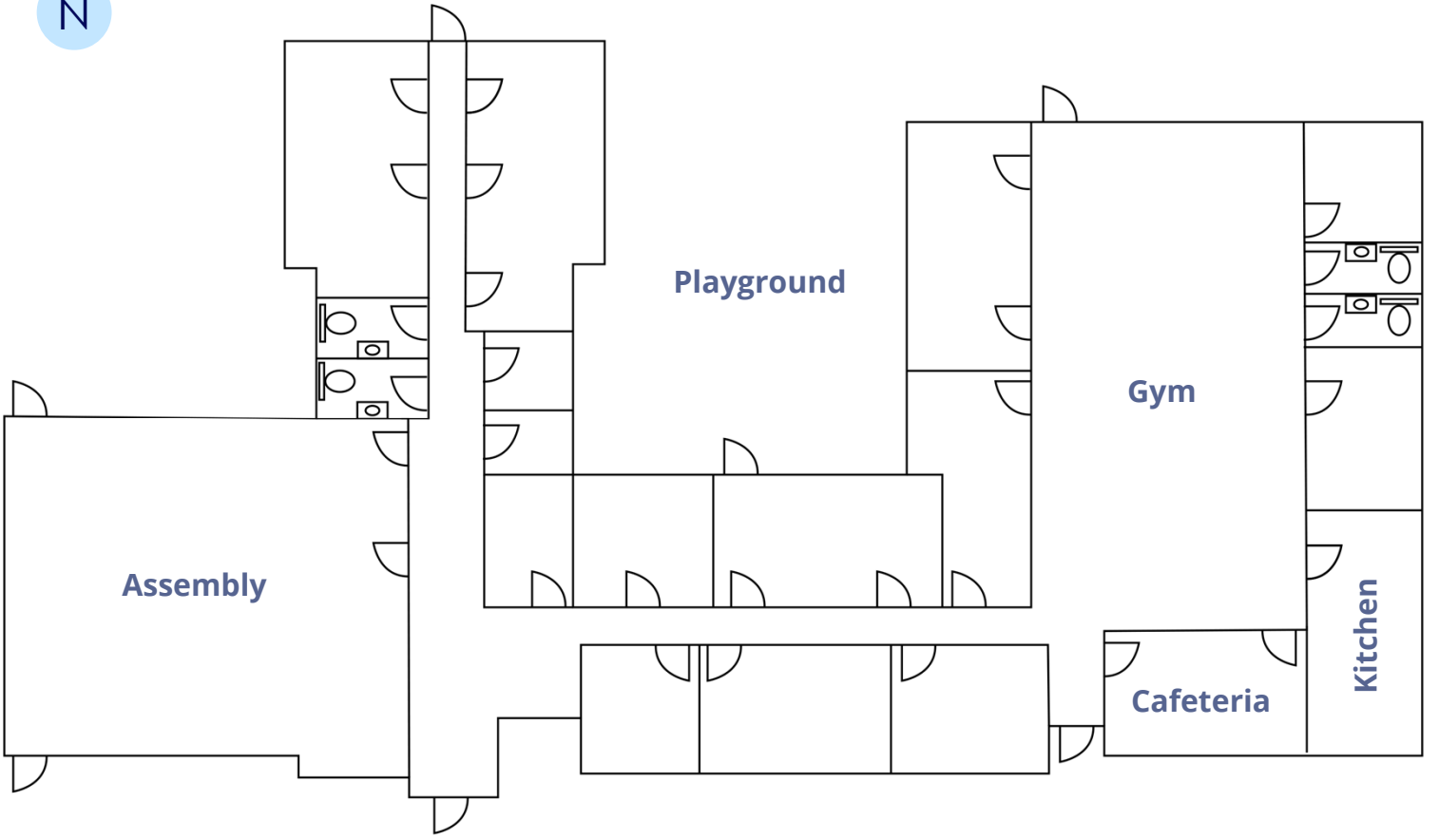
- ± 15,320 SF single-story building
- ± 3.45 acres
- Built 1984 / Renovated 2010
- 6.7 / 1,000 parking ratio
- Unique free-standing building, great fit for the following uses: School, church, daycare, event center, non-profit, medical conversion, etc.
- Ample, on-site parking
- C-3 - Commercial District zoning
- Located along Allisonville Road with access via Allisonville Road and Lakeside Drive
- Proximity to numerous retail, dining, and entertainment amenities
- Asking Price: Contact Broker



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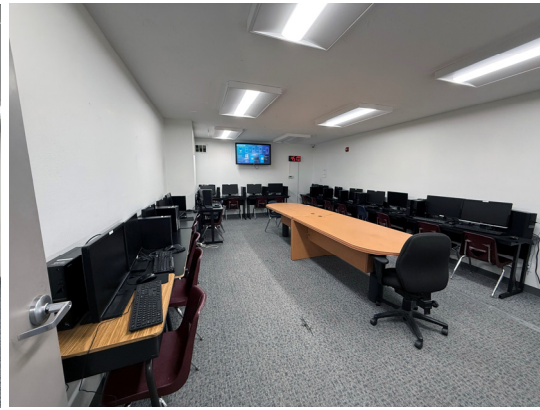
Sanctuary / Assembly



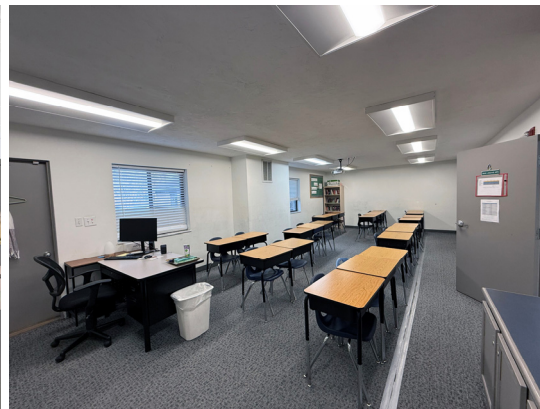
Kitchen / Cafeteria / Gymnasium

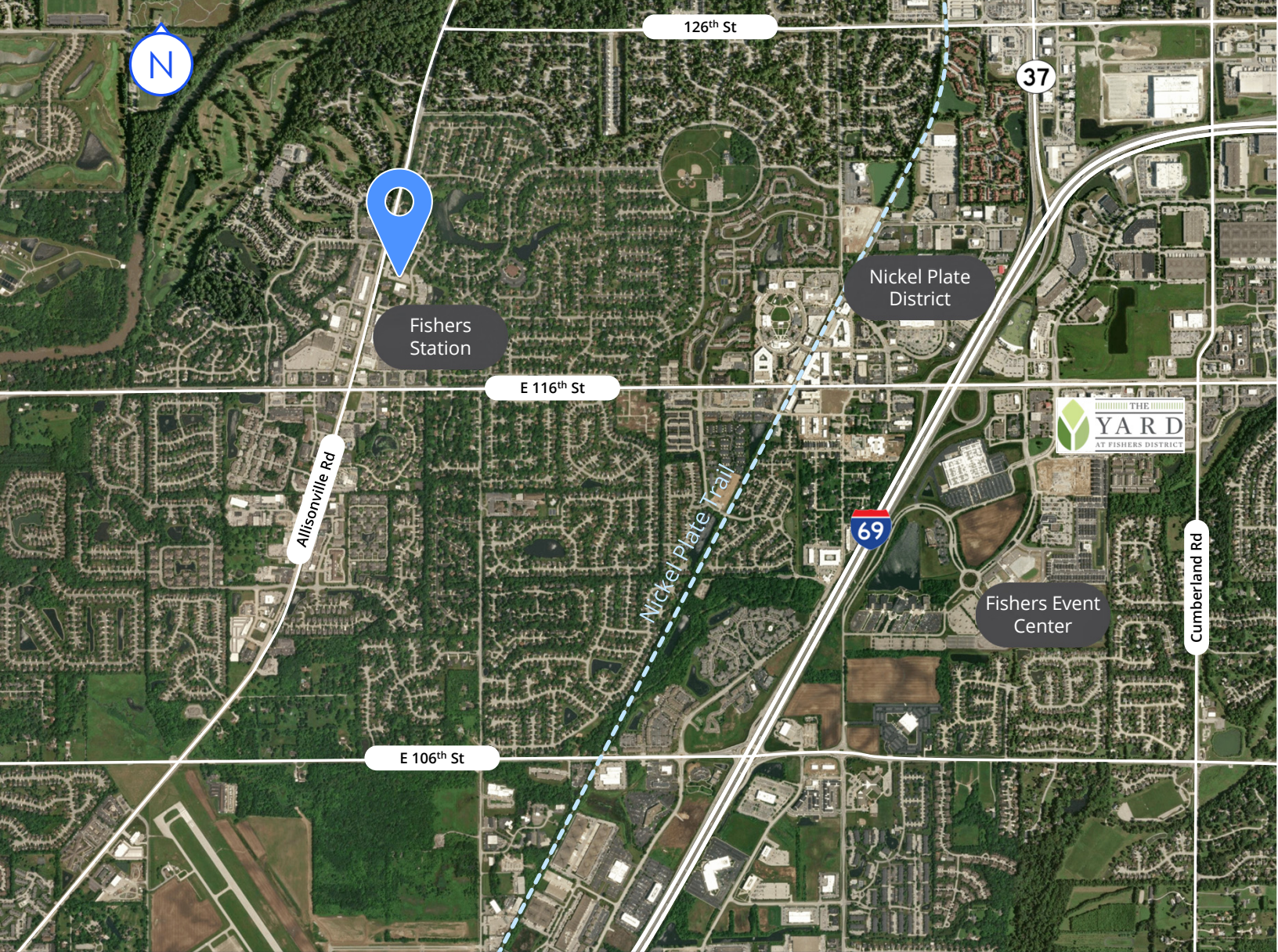


Library / Computer Lab / Storage Room



Classrooms





Located in the highly desirable Fishers submarket, one of Indiana’s fastest-growing and highest-income communities, the property benefits from strong residential density, excellent school demographics, and convenient access to I-69.

Demographics

	1 mile	3 miles	5 miles
2025 Population	7,564	62,640	171,019
2030 Projected Population	7,956	66,566	177,978
Daytime Population	7,196	66,217	177,978
Average Household Income	\$132,255	\$150,546	\$147,607
2025 Households	3,126	25,687	69,228
2030 Projected Households	3,307	27,508	72,429

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