

FOR SALE > LAND



4376 S Madison Ave – 1.87 Acres

INDIANAPOLIS, IN



Property Highlights

- > 1.87 acres
- > Zoned C3
- > Great frontage to Madison Avenue at Shelby Street intersections
- > Two points of ingress / egress
- > Within five minute drive to I-465
- > Average daily traffic count:
Madison Ave: 23,808 cars per day

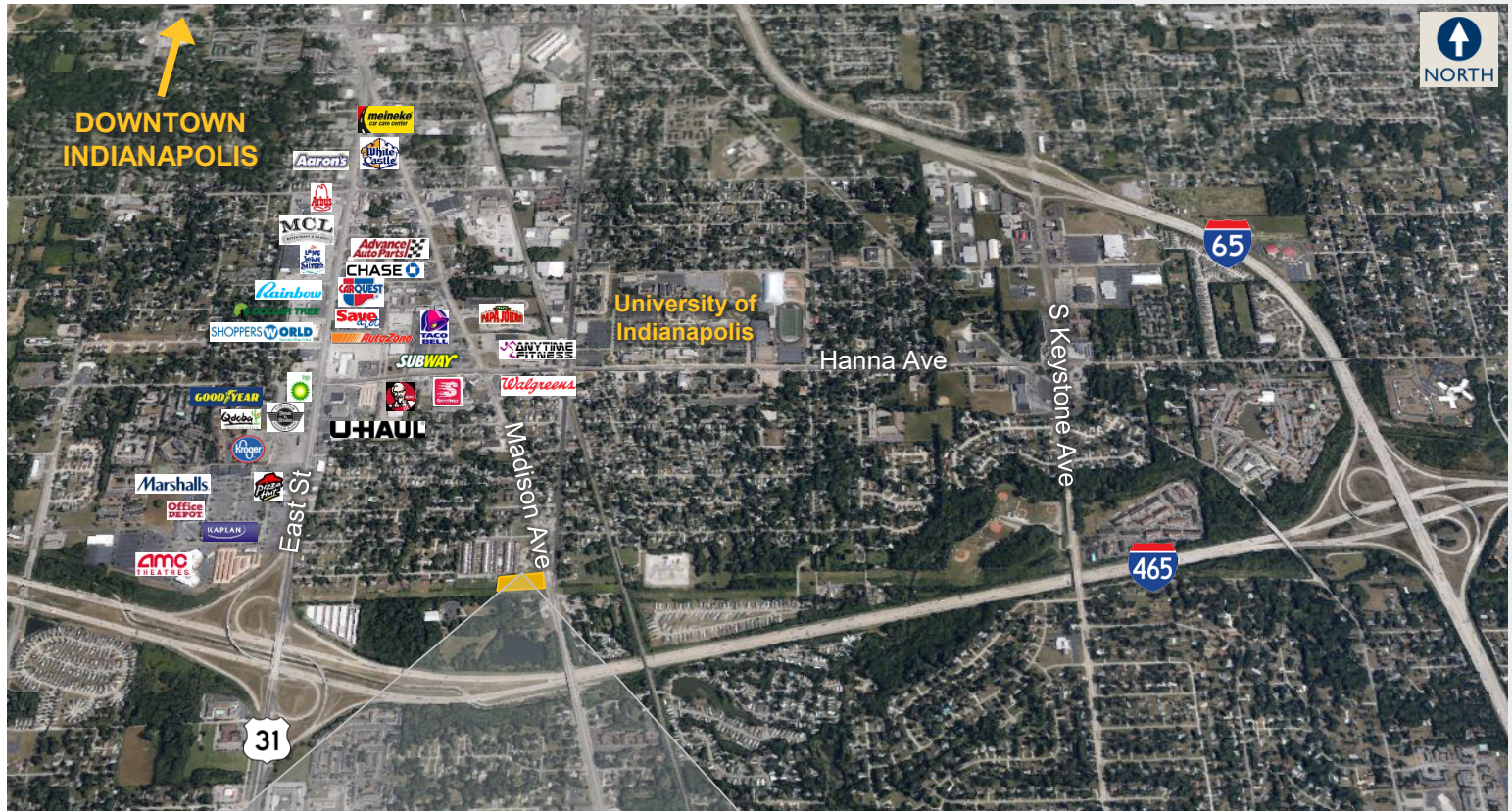
DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population 2015	12,647	76,928	202,260
Projected Population 2020	12,836	78,783	207,499
Avg. Household Income 2015	\$39,550	\$48,037	\$50,489
EST. Avg. Household Income 2020	\$45,440	\$54,575	\$57,261
Total Households 2015	4,618	30,586	79,037
EST. Total Households 2020	4,682	31,266	81,068
Average Household Size	2.42	2.44	2.48

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Aerial Map



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