

# 802 W US-50

Versailles, IN

## Property Highlights

- + 1.65 Acres of Commercial Land
  - Asking: \$510,000
- + Easy access to US-50 and great visibility
- + Well suited for commercial, retail or medical development
  - Restriction on fuel
- + Opportunity for development along the well-traveled US-50 corridor
- + 200 ft of frontage on US-50
- + 10,404 AADT (2024) on US-50



## Contact Us

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Associate

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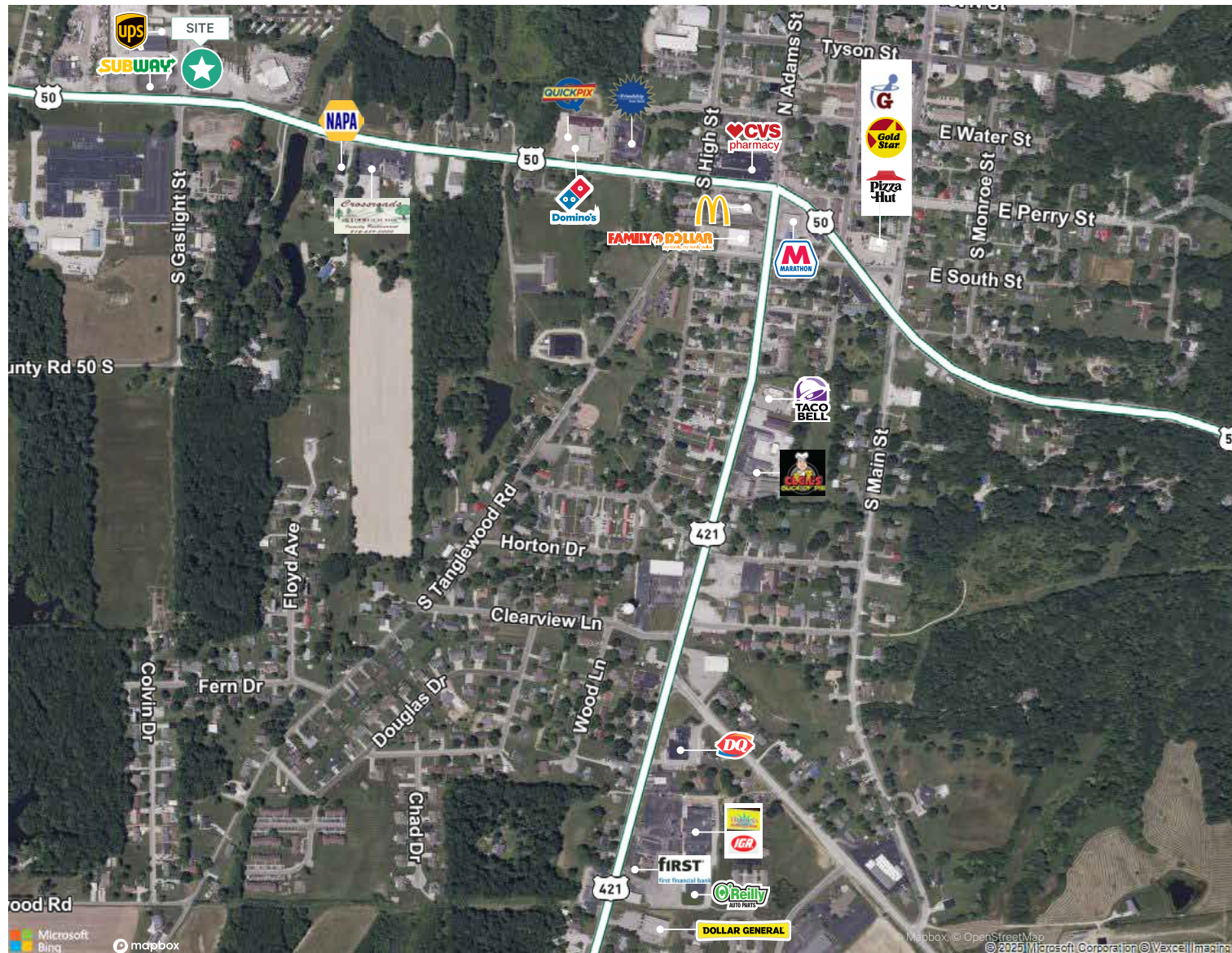
**Scott Wise**

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# Market Overview





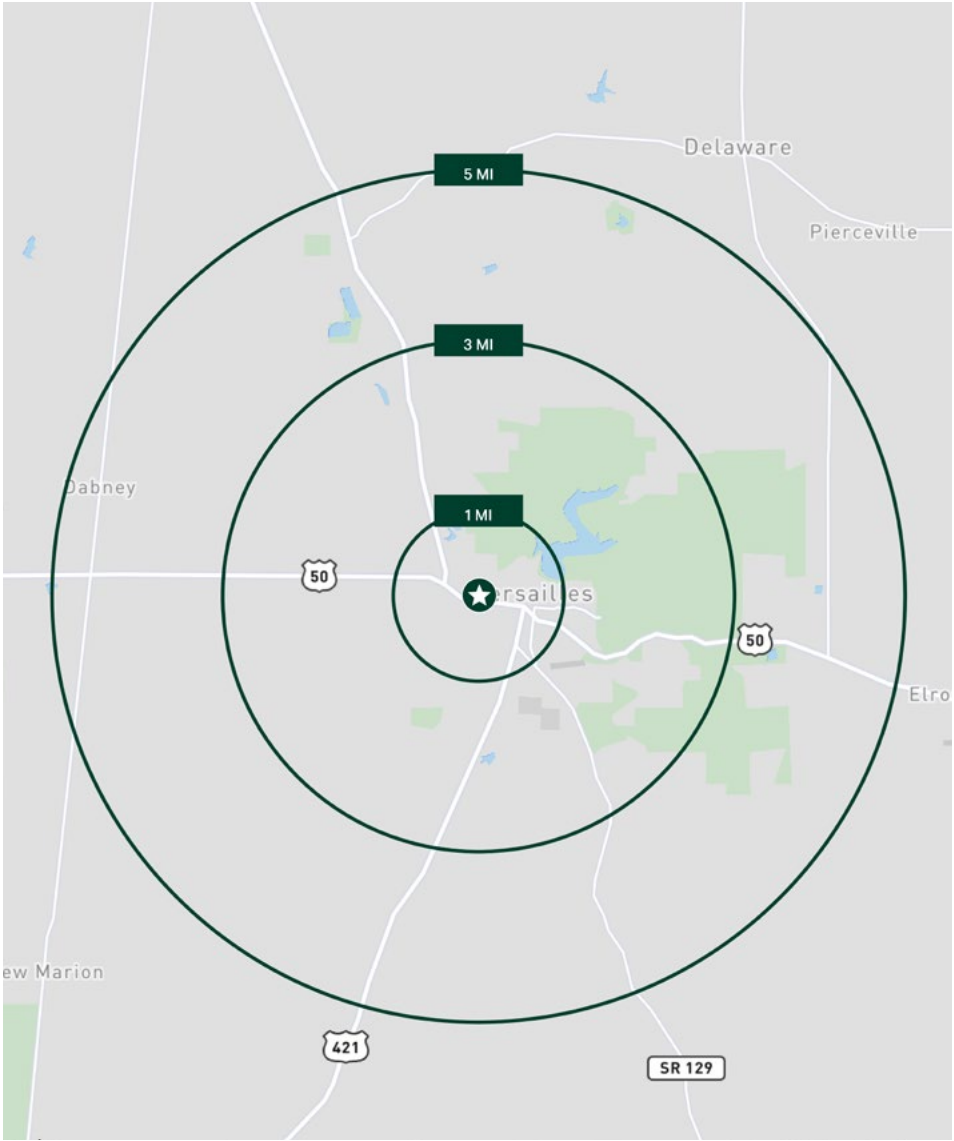
# Market Insights

2025 Demographics	1 Miles	3 Miles	5 Miles
Population	2,074	3,076	6,248
Daytime Population	2,035	3,133	5,437
Median Age	40.3	40.8	41.1
Households	860	1,264	2,521
Median Household Income	\$66,215	\$67,074	\$68,024

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