

RETAIL/OFFICE FOR LEASE

2659 Charlestown Rd, New Albany, IN 47150



- 2,658± SF freestanding building on .66± acres
- Freestanding building with four covered drive through lanes
- Zoning is MC
- Pole and building signage
- 29 car parking spaces
- Built in 1980
- Located on corner of Scheller Lane and Charlestown Road
- 14,957 AADT on Charlestown Rd

| <i>Demographics</i> | <i>1 mile</i> | <i>2 miles</i> | <i>3 miles</i> |
|---------------------------------|----------------------|-----------------------|-----------------------|
| <i>Total Population:</i> | 10,797 | 36,116 | 63,045 |
| <i>Avg HH Income</i> | \$71,252 | \$69,226 | \$70,475 |
| <i>Households:</i> | 4,807 | 15,489 | 26,846 |

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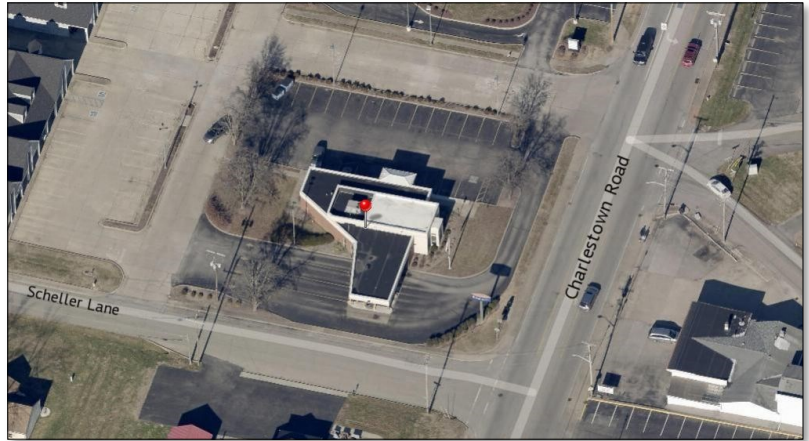


Commonwealth Commercial Real Estate, 10444 Bluegrass Parkway, Louisville, Kentucky 40299
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