

Land For Sale

Baker Commercial Real Estate

PO Box #163 Sellersburg, IN 47172 | 812-285-0900

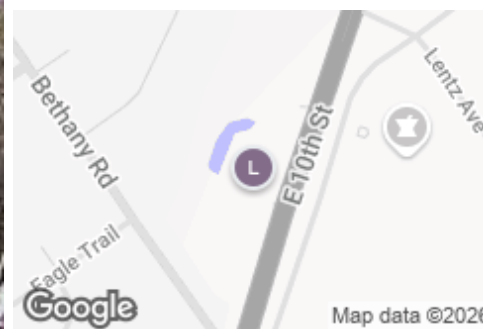
4.11 Acres Zoned B-2 on 4-lane Highway 62

8911 Highway 62, Charlestown, IN, 47111

Land For Sale

Prepared on September 17, 2026

1 of 1 Listings



Listing Details | Land For Sale

Secondary Uses	Retail, Multi-Family	Days On Market	1 day
Total Available Space	4.11 Acres	Date Listed	9/16/2026
Asking Price	\$1,100,000	Last Modified	9/17/2026
Listing Price Per SF	\$6.14	Listing ID	45630619
List Price Per Acre	\$267,640	Owner Occupied	Yes
Cap Rate (Actual)	-	Parking Spaces	-
Possession	at closing	Electric Service	Yes
Signage	Free-Standing	Water	Yes
Show Instructions	Call broker	Sanitary Sewer	-
Available Date	11/01/2026		

Description

Excellent development property with multiple commercial and potential storage or multi-family uses possible; property has left-in and right-out access on busy 4-lane corridor across from River Ridge Commerce Center; approx. 400' road frontage; good crushed-rock base for tractor trailers; small pond in rear for water runoff & retention;

Property Features

Location Details

Address	8911 Highway 62, Charlestown, IN, 4...	In Opportunity Zone	Yes
Zoning	B2	Name	8911 Highway 62
County	Clark	Nearest MSA	Louisville/Jefferson County
Parcels	10-03-07-200-064.000-003		

Building Details

Sub Type	-
Land Size	4.22 Acres / 183,627 SF
Occupancy Type	Single Tenant
Electricity	Yes

Water	Yes
Sanitary Sewer	-
In Opportunity Zone	Yes

Owner Contact Information

Legal Owner

Mccoys Nursery Llc
(812) 256-4769
4310 Jack Teeple Rd
Charlestown, IN 47111

True Owner

Bette J. McCoy
McCoy's Nursery & Landscape Co
(812) 256-4769

Property Listings

1 Listing | 4.11 Acres | \$1,100,000

Type	Space Use	Suite	Available Space	Rate	Price Per Acre	Available
For Sale	Nursery	-	4.11 Acre	\$1,100,000	\$260,941.45	11/01/2026

Additional Photos



Contact

Baker Commercial Real Estate 



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