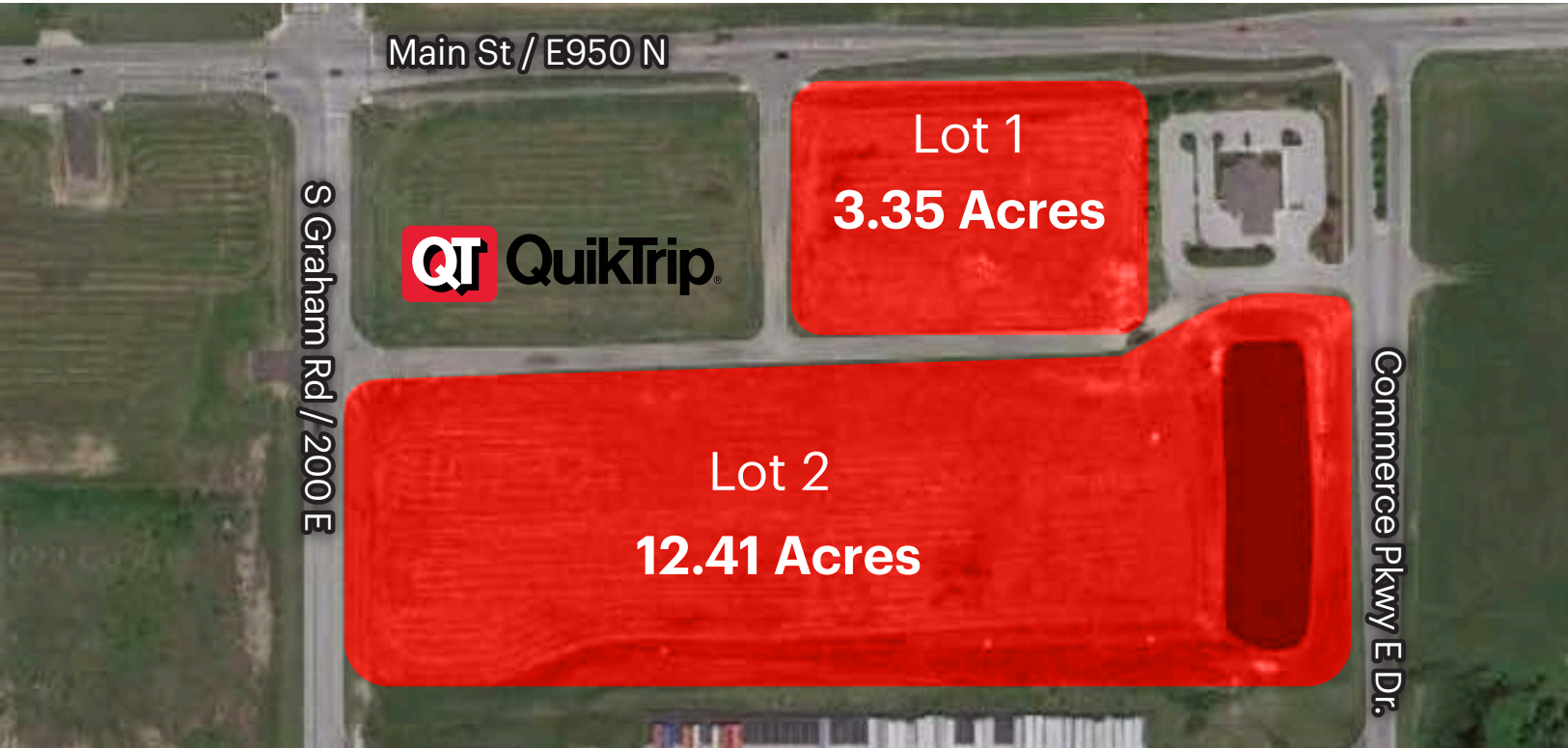




Main St. & Graham Rd.

Greenwood, IN 46143

For Sale



OFFERING SUMMARY

Lot Sizes: 3.35, 12.41 Acres

PROPERTY OVERVIEW

•NOT ZONED FOR TRUCK PARKING•

For Sale or Land Lease

LOT 1: 3.35 AC • \$1,990,000

LOT 2: 12.41 AC • \$ 2,990,000

- Shovel Ready Land
- Land Can Be Divided
- Will Build to Suit
- Excellent Visibility
- Right off of I-65 Interstate
- 5 Minutes from Greenwood Airport
 - Handles Corporate Jets
- Greenwood is Moving This Way!
- Easy Ingress & Egress
- Just East of I-65 at the Main Street Exit

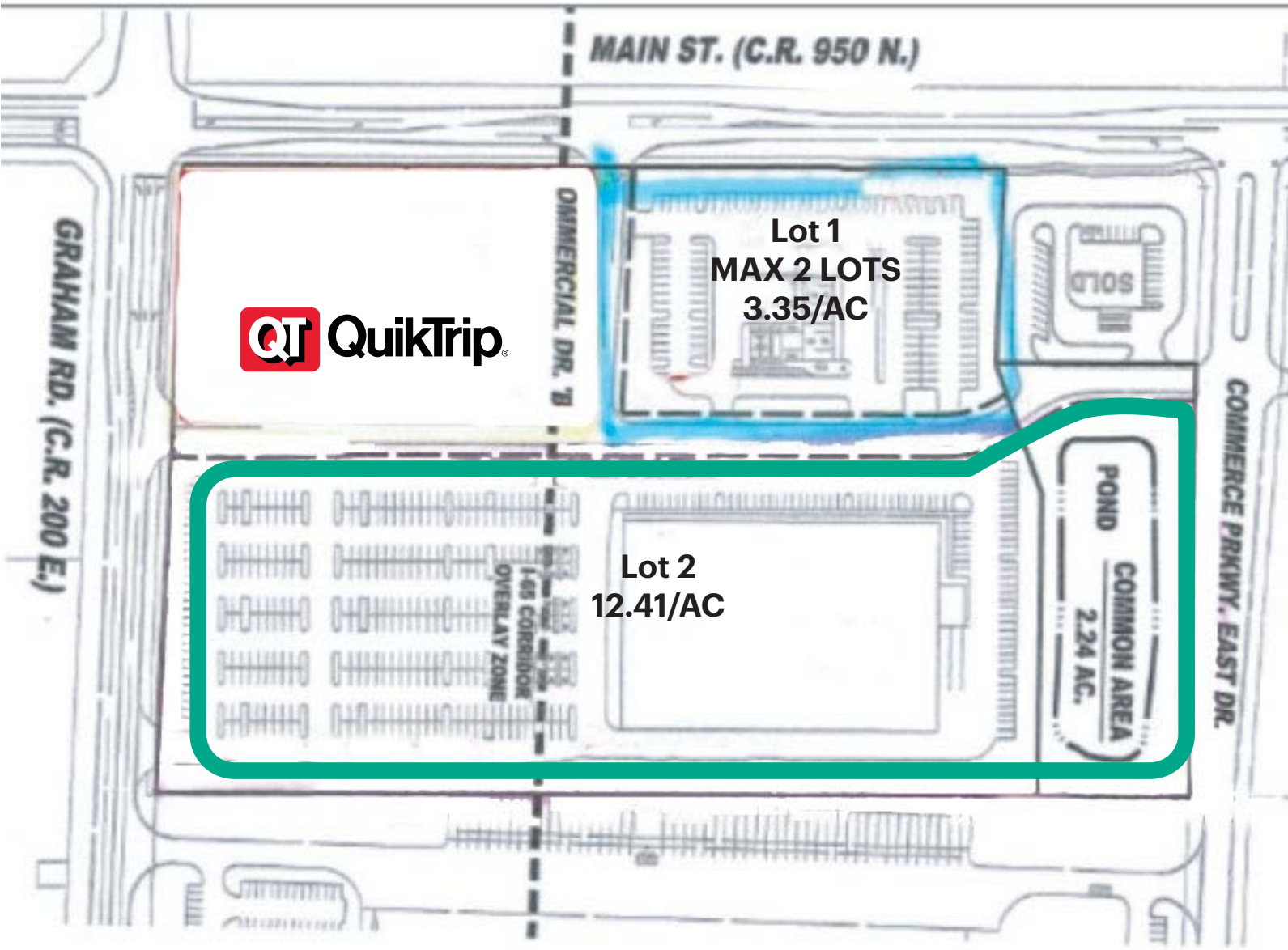
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Jeff Marchio • VP, Managing Broker • 317.432.5361 • jeff@tharprealty.com



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Surrounding Businesses



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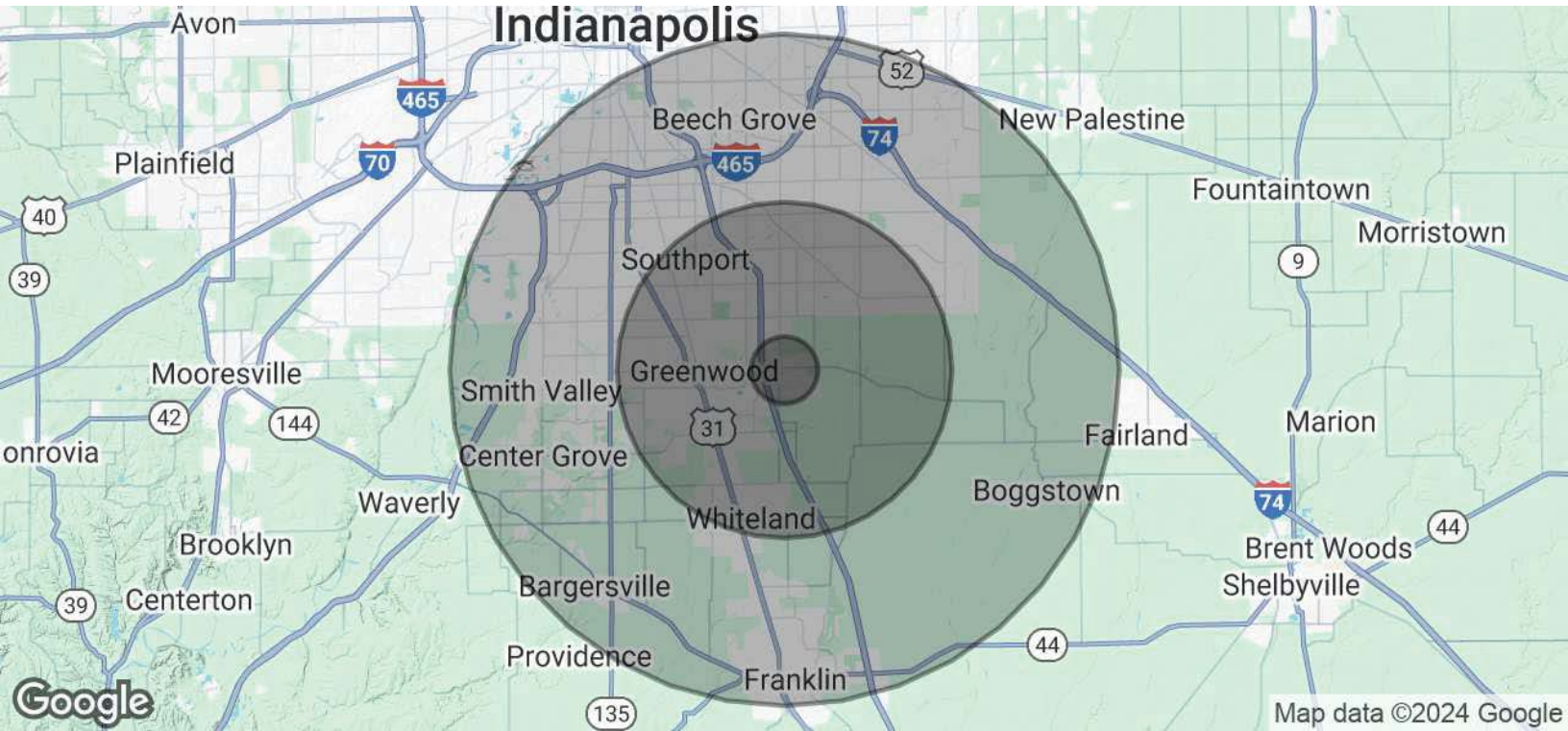
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Main St. & Graham Rd.

Greenwood, IN 46143
For Sale

Demographics



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	4,712	141,131	384,238
Average Age	38	38	38
Average Age (Male)	37	37	37
Average Age (Female)	38	39	39
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	1,703	54,174	145,107
# of Persons per HH	2.8	2.6	2.6
Average HH Income	\$117,521	\$102,390	\$101,436
Average House Value	\$380,105	\$278,569	\$276,033

Demographics data derived from AlphaMap

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