

FOR SALE

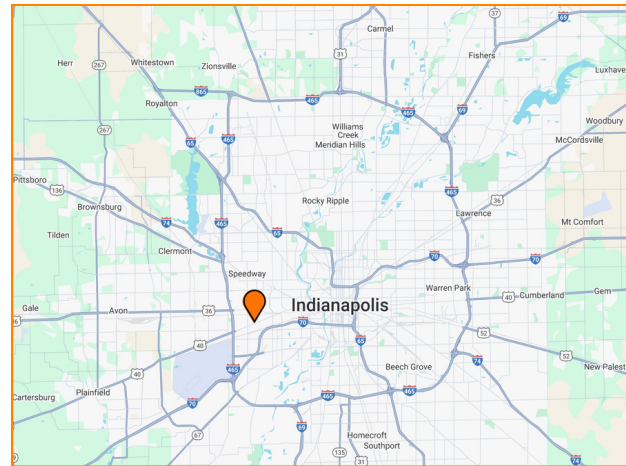
± 1,759 SF | QSR

4902 W Washington St, Indianapolis, IN 46241



PROPERTY SUMMARY

- + Asking Price: \$ 495,000
- + Size: ±1,759 SF on 0.44 Acres
 - + with Drive-thru
 - + 21 Parking Spots
 - + 3 points of Ingress/Egress
- + Over 24,000 Daily Traffic Count
- + Near Westgate Plaza (over 1 million annual visitors)
Source: placet.ai
- + Strong Daytime Population



TRAFFIC COUNTS	STREET	ADT
	Washington St	24,431
	S Lynhurst Dr	10,657

Information deemed reliable, but not guaranteed. Subject to change without notice.

David Nash
Director
317.345.9429
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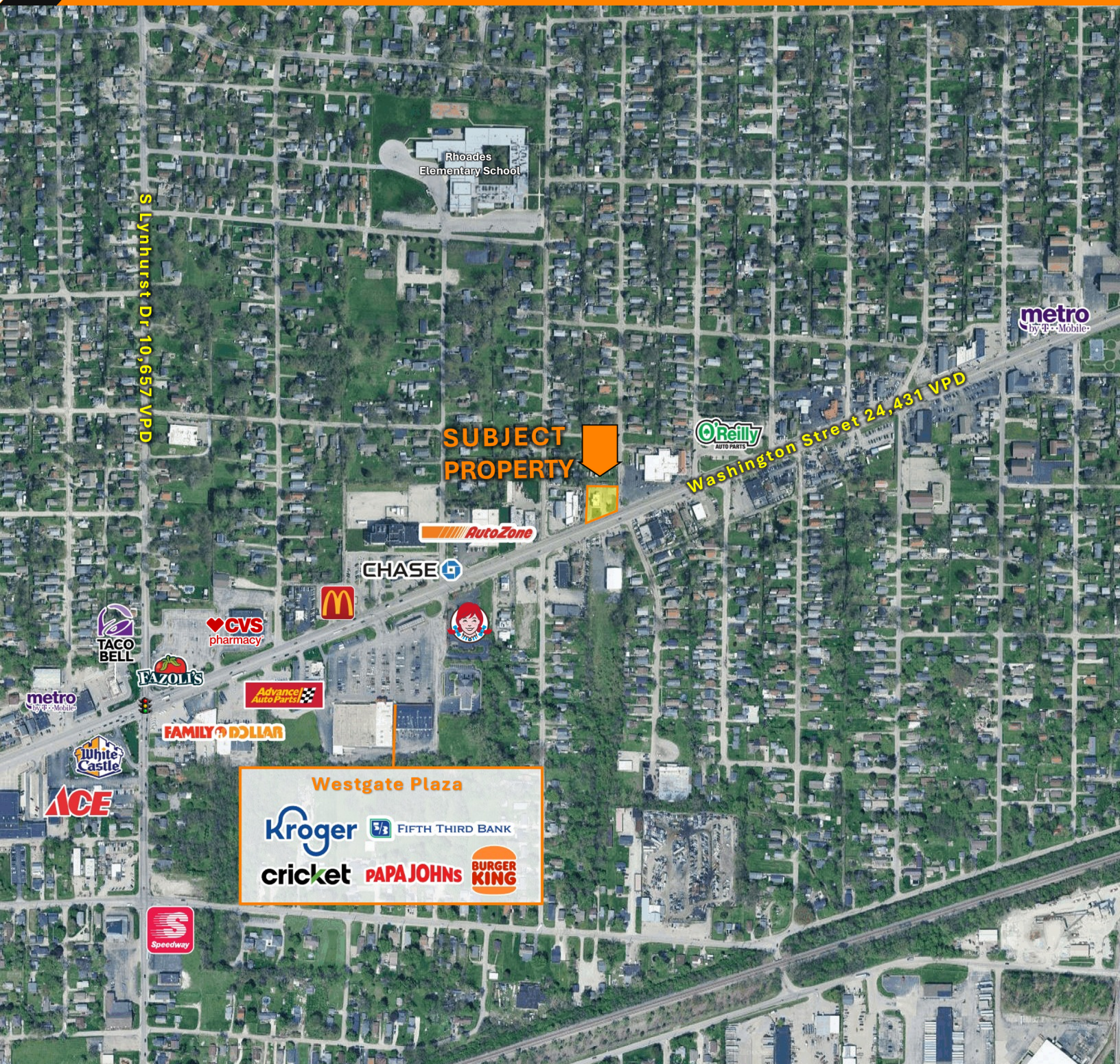
metaCRE

Craig Ramsay
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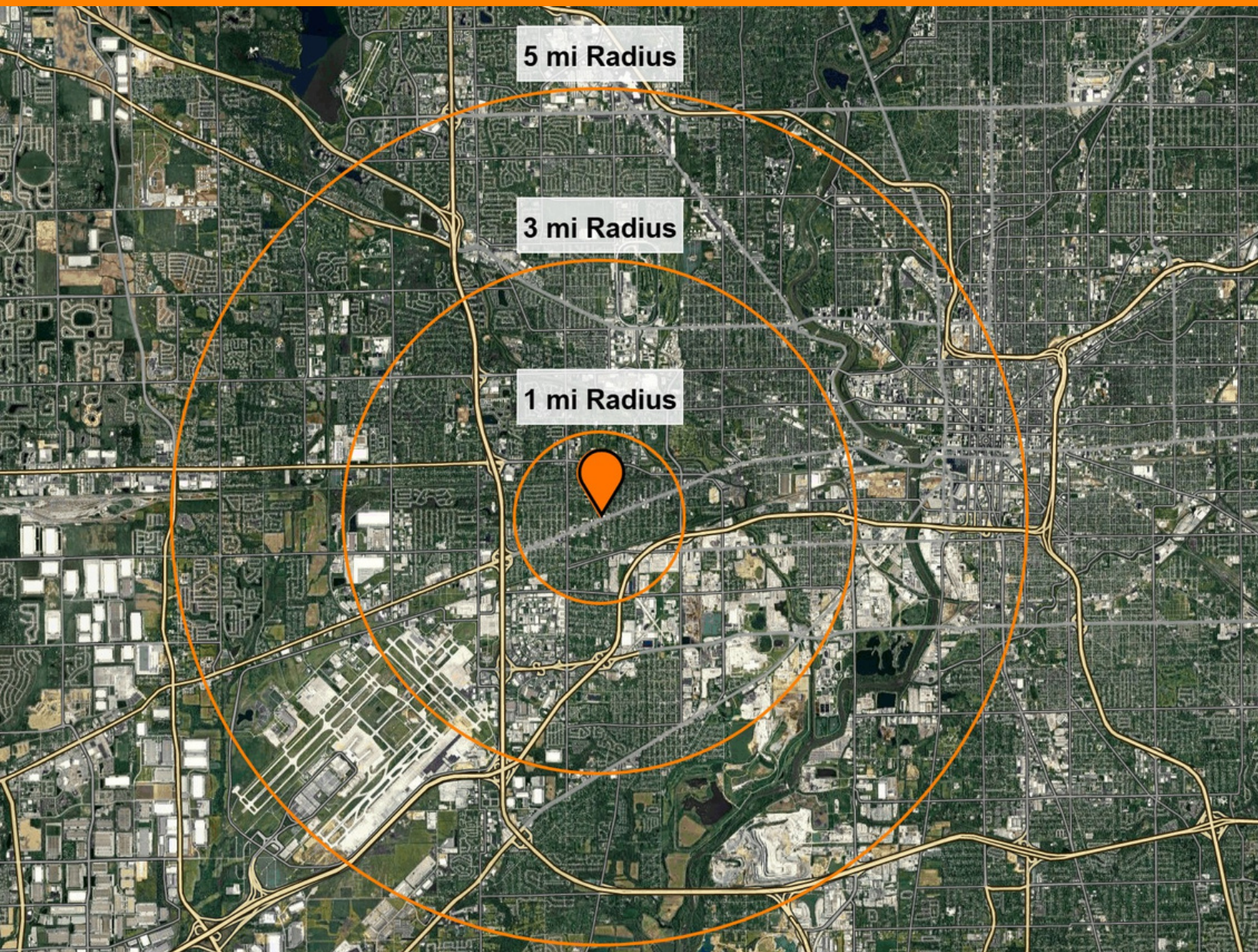
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DEMOGRAPHICS		1 Mile	3 Mile	5 Mile
	Est. Population	10,342	80,948	196,947
	Est. Average HH Income	\$62,717	\$69,977	\$76,363
	Est. Households	3,766	31,668	78,138
	Adj. Daytime Population	7,633	64,972	213,419

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