

For Sale

Church with Value-Add Potential



4,608 SF



0.21 Acre



Religious



Zoning: SU-1



Year Built: 1920



2 Levels



\$325,000



INFO

- ✓ Priced to Sell!
- ✓ Seats Approximately 250 Guests
- ✓ Spacious Main Assembly
- ✓ Full Kitchen, 3 Offices
- ✓ Flexible SU-1 Zoning
- ✓ Pews, Organ, Furniture Included
- ✓ Vacant & Turnkey
- ✓ Average Daily Traffic: 9,439 VPD



FREESTANDING OPPORTUNITY!

ADDRESS	3429 Prospect St Indianapolis, IN 46203
LOT SIZE	0.21 Acre
BUILDING SIZE	4,608 SF • 2,304 SF Main Floor • 2,304 SF Basement
TYPE	Commercial
ZONING	SU-1
APN	49-10-17-101-192.000-101
YEAR BUILT	1920
PARKING	5-6 Spaces



Prospect Lifestyle Overview



THE EAGLE MASS AVE



THE SHOPS AT
PERRY CROSSING



DAISY BAR



COMMUNITY EVENTS



CASTLETON SQUARE



THE GARAGE
FOOD HALL

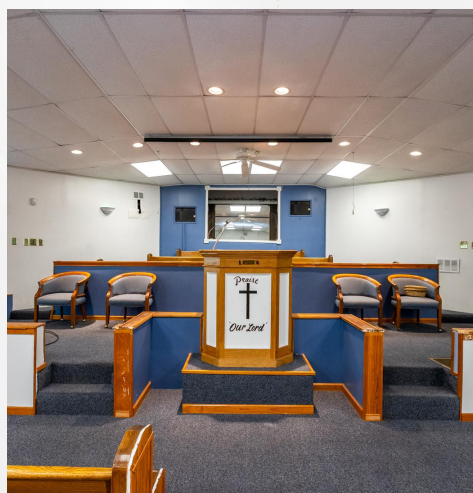


COMMUNITY EVENTS



BLUEBEARD

Rich with character, creativity, and urban energy, the Prospect Street corridor places you in the heart of one of Indianapolis' most vibrant and evolving areas. Connecting historic neighborhoods with local culture and downtown accessibility, Prospect Street offers a lifestyle built around convenience, community, and city living. The area blends classic Indianapolis architecture with modern reinvestment, creating an atmosphere where historic charm and new energy exist side by side. Residents enjoy close proximity to some of the city's most popular destinations for dining, entertainment, and nightlife. Local coffee shops, breweries, restaurants, art spaces, and neighborhood businesses create a walkable, connected environment filled with personality and activity year-round. Beyond the lifestyle amenities, the location offers exceptional accessibility to downtown Indianapolis, major employers, sporting venues, parks, and trail systems—making it ideal for those seeking an urban lifestyle with neighborhood character.



Priced to Sell...

Bring your vision to 3429 Prospect St, a turnkey, move-in-ready church and community facility designed for organizations looking for more than just a building—a place where people can gather, connect, worship, serve, and grow together.

This well-maintained 4,608 SF two-level facility offers the space and functionality to support a growing congregation, nonprofit, community organization, or creative use.

The spacious 2,304 SF main level features an expansive assembly hall with seating for approximately 250 people, along with three private administrative offices.

The finished 2,304 SF lower level includes a large fellowship hall, functional kitchen, and flexible space for meals, programs, meetings, classes, and community events.

Pews, seating, tables, an organ, and kitchen appliances can be included, making this a truly turnkey opportunity. With SU-1 zoning and potential for flexible reuse, the property could also accommodate an event space, daycare, office center, or other community-focused use.

Vacant and ready for your vision, this is more than a building—it's a place to gather, serve, build community, and grow. Priced to sell with value-add opportunities.

PROPERTY PHOTOS



CONTACT US

317-902-8622

Sanctuary



CONTACT US

317-902-8622

Main Floor



CONTACT US

317-902-8622

Basement



CONTACT US

317-902-8622

NEIGHBORHOOD MAP



INDIANAPOLIS OVERVIEW

INDIANAPOLIS

Indianapolis is the capital and most populous city in Indiana, with a city population exceeding 875,000 and more than 2 million residents across its 11-county metropolitan area, serving as the region's primary economic and cultural hub. Known as the "Crossroads of America" for its centralized location, approximately 50% of the U.S. population is accessible within a one-day drive. The city is home to major professional sports franchises including the Indianapolis Colts (NFL) and Indiana Pacers (NBA), hosts the world-famous Indianapolis 500 at the Indianapolis Motor Speedway—drawing over 400,000 attendees and ranking as the largest single-day sporting event globally—and serves as the headquarters of the NCAA.

ECONOMY

Indianapolis has a strong and growing corporate base that continues to attract national and global firms, anchored by three Fortune 500 headquarters—Anthem, Eli Lilly and Company, and Simon Property Group. Over the past two decades, the city has undergone a significant economic renaissance, successfully diversifying from a manufacturing-based economy into a broad mix of employment sectors led by biotechnology, life sciences, and healthcare. The nationally recognized health-science sector includes approximately 2,100 companies employing more than 56,000 people, supported by major anchors such as Roche Diagnostics, Eli Lilly and Company, and Covance, with Eli Lilly now the city's largest private employer at over 11,000 employees. Indianapolis was also ranked #4 among the "Top 10 Markets for Future Tech Growth" by Zillow (2020).

DEVELOPMENTS

Indianapolis continues to see major investment through transformative developments, including the IU Health Academic Health Center, a consolidated academic health campus integrating the medical school and research operations with Methodist Hospital and representing an estimated \$1 billion investment. Additionally, the 16 Tech Innovation District is a 50-acre urban innovation district under development in the historic Riverside neighborhood on the northwestern edge of downtown Indianapolis, designed to foster innovation, research, and economic growth.



DOWNTOWN INDIANAPOLIS



INDIANAPOLIS COLTS STADIUM



INDIANAPOLIS MOTOR SPEEDWAY

DEMOGRAPHIC SUMMARY

3429 Prospect St, Indianapolis, Indiana, 46203

Rings: 1, 3, 5 mile radii

KEY FACTS

249,717

Population

34.6

Median Age



106,469

Households

\$48,092

Median Disposable Income

EDUCATION

14.8%

No High School Diploma



29.4%

High School Graduate



23.4%

Some College/ Associate's Degree



32.4%

Bachelor's/ Graduate/ Prof Degree

INCOME



\$60,626

Median Household Income



\$35,251

Per Capita Income



\$55,822

Median Net Worth

ANNUAL HOUSEHOLD SPENDING



\$1,831

Apparel & Services



\$171

Computers & Hardware



\$2,995

Eating Out



\$5,599

Groceries



\$5,647

Health Care

BUSINESS



11,394

Total Businesses



198,028

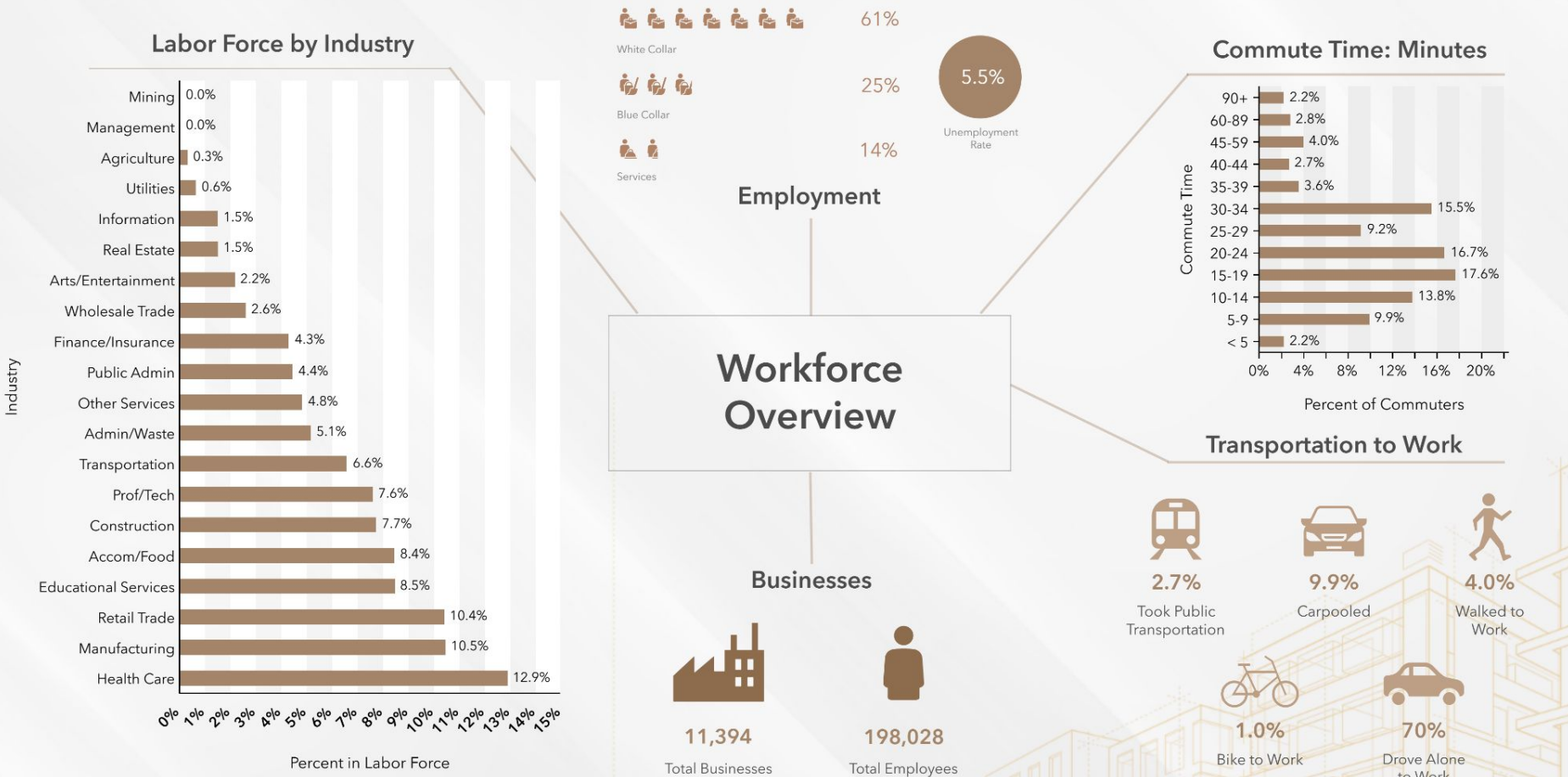
Total Employees

Variables	1 mile	3 miles	5 miles
2023 Total Population	8,618	113,517	249,717
2023 Household Population	8,608	110,621	242,291
2023 Family Population	6,409	74,379	167,137
2028 Total Population	8,540	114,425	253,041
2028 Household Population	8,529	111,529	245,615
2028 Family Population	6,305	74,224	167,384



Economic Development Profile

3429 Prospect St, Indianapolis, Indiana, 46203
Ring of 5 miles



COMMUTE PROFILE

3429 Prospect St, Indianapolis, Indiana, 46203

Ring of 5 miles

This infographic provides information about how population age 16+ travels to work. This data comes from the American Community Survey (ACS) from the US Census Bureau. Read an in-depth analysis on the [ACS documentation page](#).

WORKERS



116,395

ACS Workers Age 16+



69.5%

Drove Alone to Work

TRANSPORTATION TO WORK



2.7%

Took Public Transportation



9.9%

Carpooled



4.0%

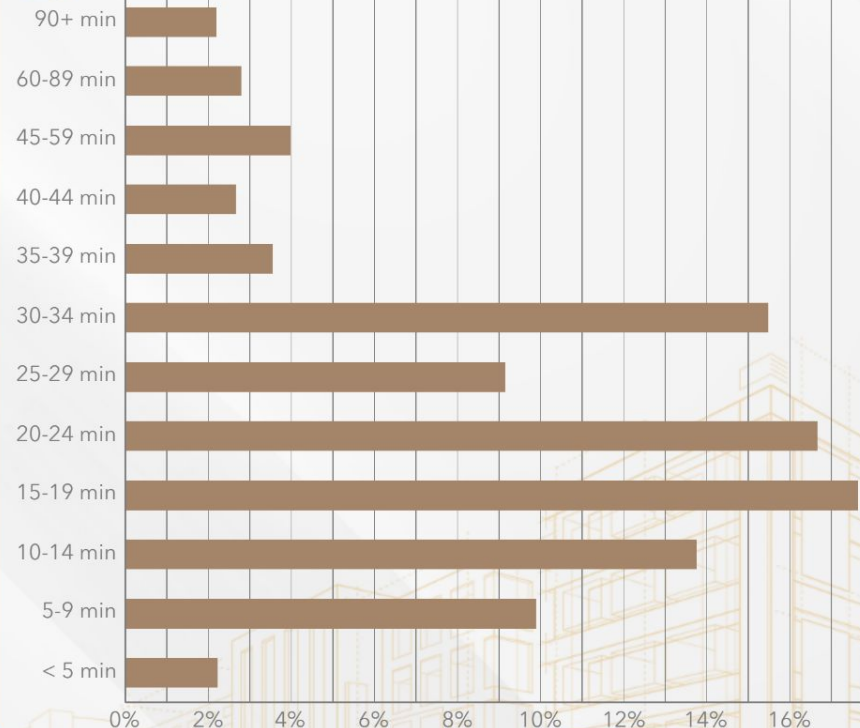
Walked to Work



1.0%

Bike to Work

TRAVEL TIME TO WORK



Percent of Workers

CHURCH FOR SALE

3429 PROSPECT ST

INDIANAPOLIS, IN 46203

EXCLUSIVELY LISTED BY:

Annie Scott

Realtor / Broker

Annie Scott Realty Group LLC / F.C. Tucker

Mobile: 317-902-8622

Email: annie.scott@talktotucker.com

Thomas Walker

Realtor / Broker

Annie Scott Realty Group LLC / F.C. Tucker

Mobile: 317-518-9716

Email: thomas.walker@talktotucker.com

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