

2114 EAST 350 SOUTH

Lafayette, IN 47909



PROPERTY DESCRIPTION

Jim Pitoukkas and Dustin Zufall present this paved 2.75 acres of General Business zoned land for sale. The subject property previously served as a successful used car lot for many years. Access to the land is from IFCU Way. The property is in a convenient and visible location that serves the rapidly growing south side of Lafayette, IN, and Tippecanoe County.

PROPERTY HIGHLIGHTS

- Proven location with great visibility

OFFERING SUMMARY

Sale Price:	\$795,000
Lot Size:	2.75 Acres

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	3,851	12,184	20,593
Total Population	9,589	29,737	48,039
Average HH Income	\$87,879	\$77,779	\$75,032

DUSTIN ZUFALL

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JIM PITOUKKAS

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LAND FOR SALE

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SHOOK COMMERCIAL
REAL ESTATE



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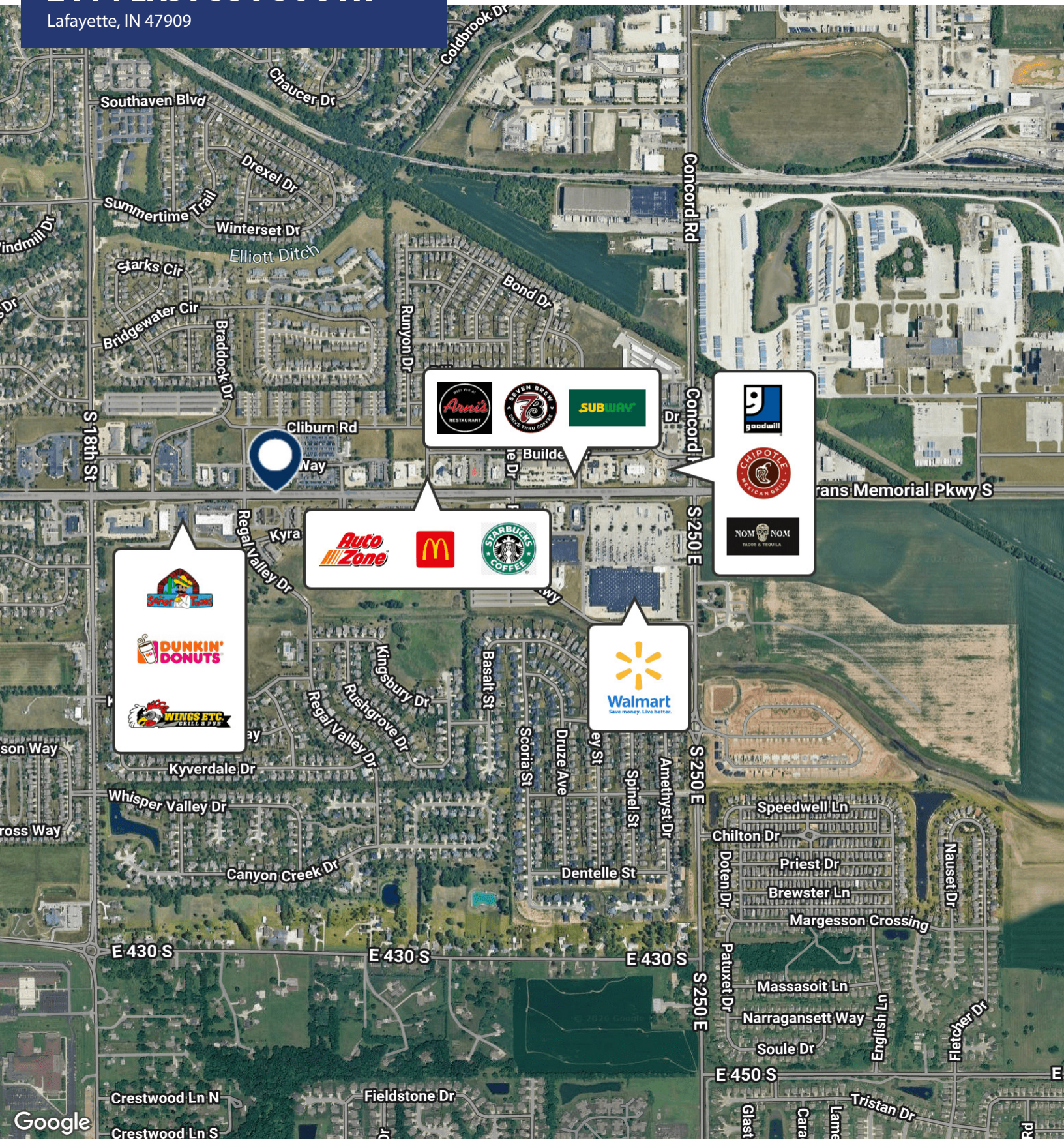
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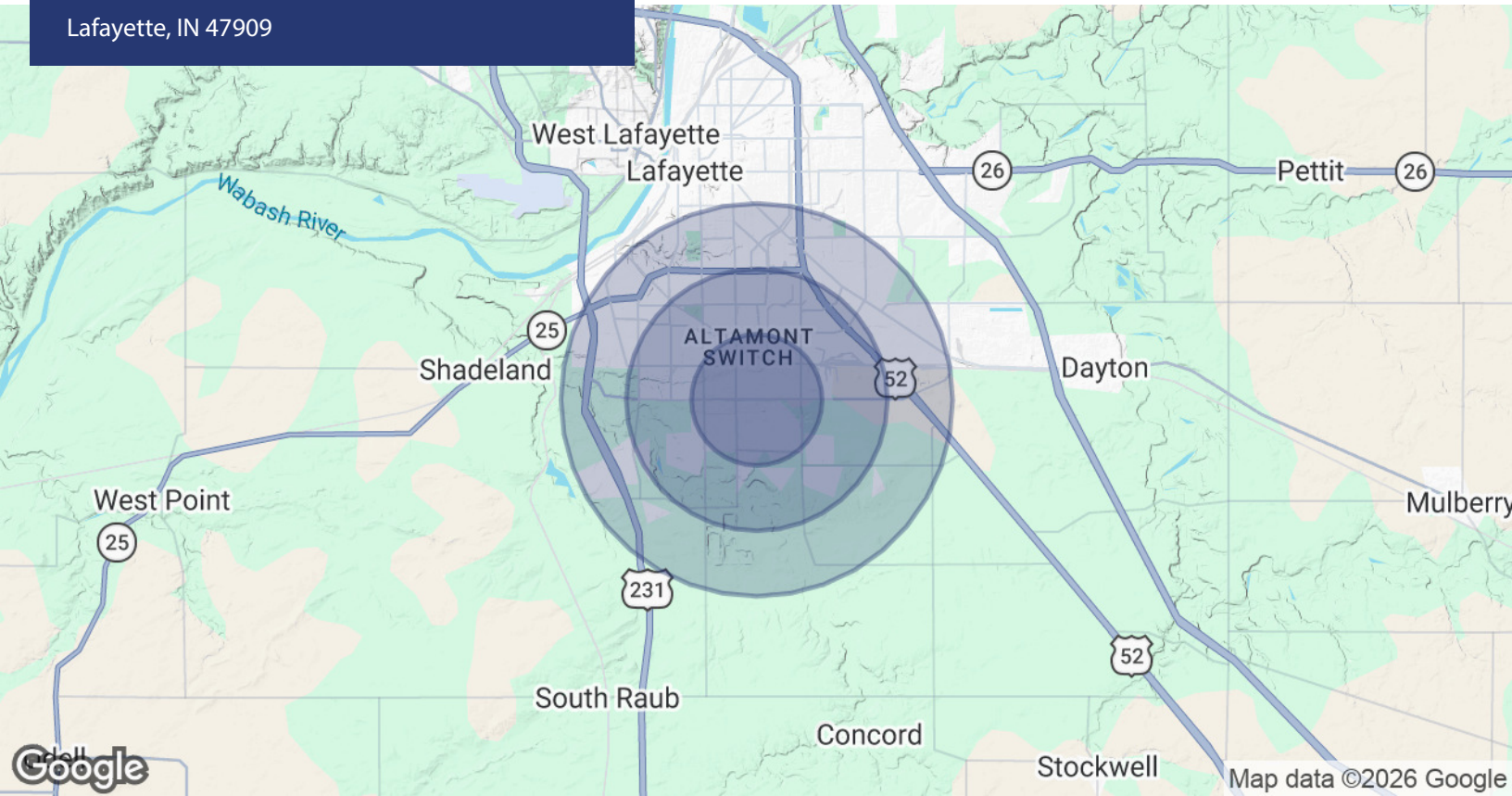
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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	9,589	29,737	48,039
Average Age	36.1	35.6	35.1
Average Age (Male)	33.1	35.1	34.5
Average Age (Female)	37.5	35.9	35.3

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	3,851	12,184	20,593
# of Persons per HH	2.5	2.4	2.3
Average HH Income	\$87,879	\$77,779	\$75,032
Average House Value	\$233,464	\$202,677	\$202,451

2023 American Community Survey (ACS)

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