

# LAND/DEVELOPMENT OPPORTUNITY

15669 SR-23, GRANGER, IN. 46530



**2.87 ACRES**



**For Sale: \$1,865,500**

## Property Details:

- Prime development opportunity adjacent to and shadow anchored by Heritage Square, Toscana Park and GrandView lifestyle centers in Mishawaka/Granger's rapidly expanding UP Mall retail trade area.
- Lots can be combined for a total of 4.79 acres.
- 25,002 ADT on SR 23 and in excess of 47,000 ADT at the nearby intersection of SR 23 and Gumwood.



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