



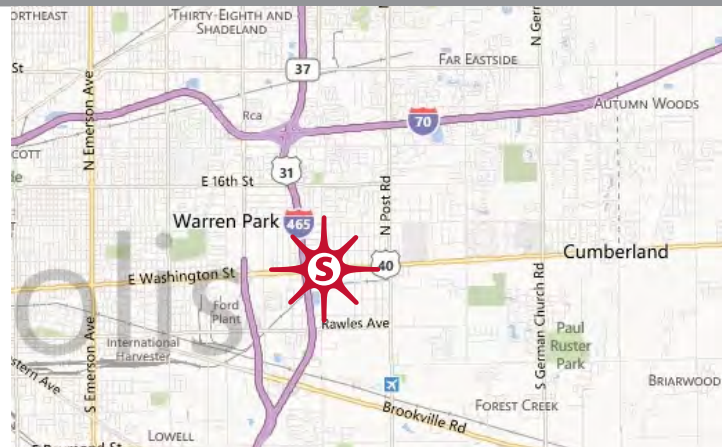
key features

- ±0.96-acre outlot directly in front of brand-new Big Sandy Superstore
- less than 1 mile east of the I-465 interchange on the main east-west corridor in Indianapolis
- retail, office, or flex space possible with ample parking
- daily traffic count: 35,220 on Washington Street/U.S. 40

demographics

	1 mile	3 miles	5 miles
population	6,071	58,991	193,076
households	2,387	23,844	75,524
avg. household income	\$79,794	\$79,908	\$73,296
daytime population	3,957	46,308	120,231

2025 Estimates. Source: Applied Geographic Solutions 5/2025, TIGER Geography



outlot available

±0.96 acre

