

East & Epler

5454 S. East St.
Indianapolis, IN 46227
Marion County



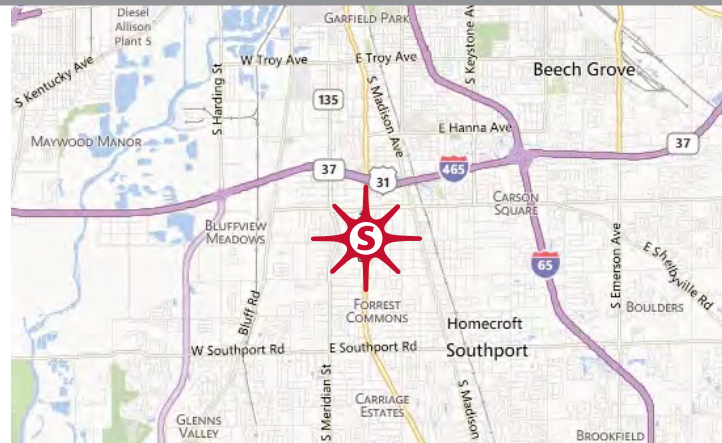
key features

- vacant ground available for sale or for ground lease
- just north of U.S. 31 and Epler Avenue intersection
- only half a mile south of I-465 interchange
- daily traffic count: 35,271 on East Street/U.S. 31

demographics

	1 mile	3 miles	5 miles
population	9,441	75,661	200,143
households	3,762	29,431	80,639
avg. household income	\$78,221	\$90,470	\$90,100
daytime population	7,657	45,716	126,510

2024 Estimates. Source: Applied Geographic Solutions 5/2024, TIGER Geography



land for sale/lease

±1.24 acres

Tim Lee 317.524.7838 tlee@sandordev.com

10689 N. Pennsylvania St., Suite 100, Indianapolis, IN 46280

www.sandordev.com
sandor