



FOR SALE



±1.78 ACRES

350 W St Clair Street
Indianapolis, IN

PROPERTY HIGHLIGHTS

±1.78 Acres

Zoned and entitled for a 284 unit apartment development

Located in an opportunity zone

Frontage on the canal near Indiana University at Indianapolis, IU Health's new \$4.3 billion hospital, Lucas Oil Stadium and numerous restaurants and amenities in Indianapolis' Central Business District

Asking \$8,500,000



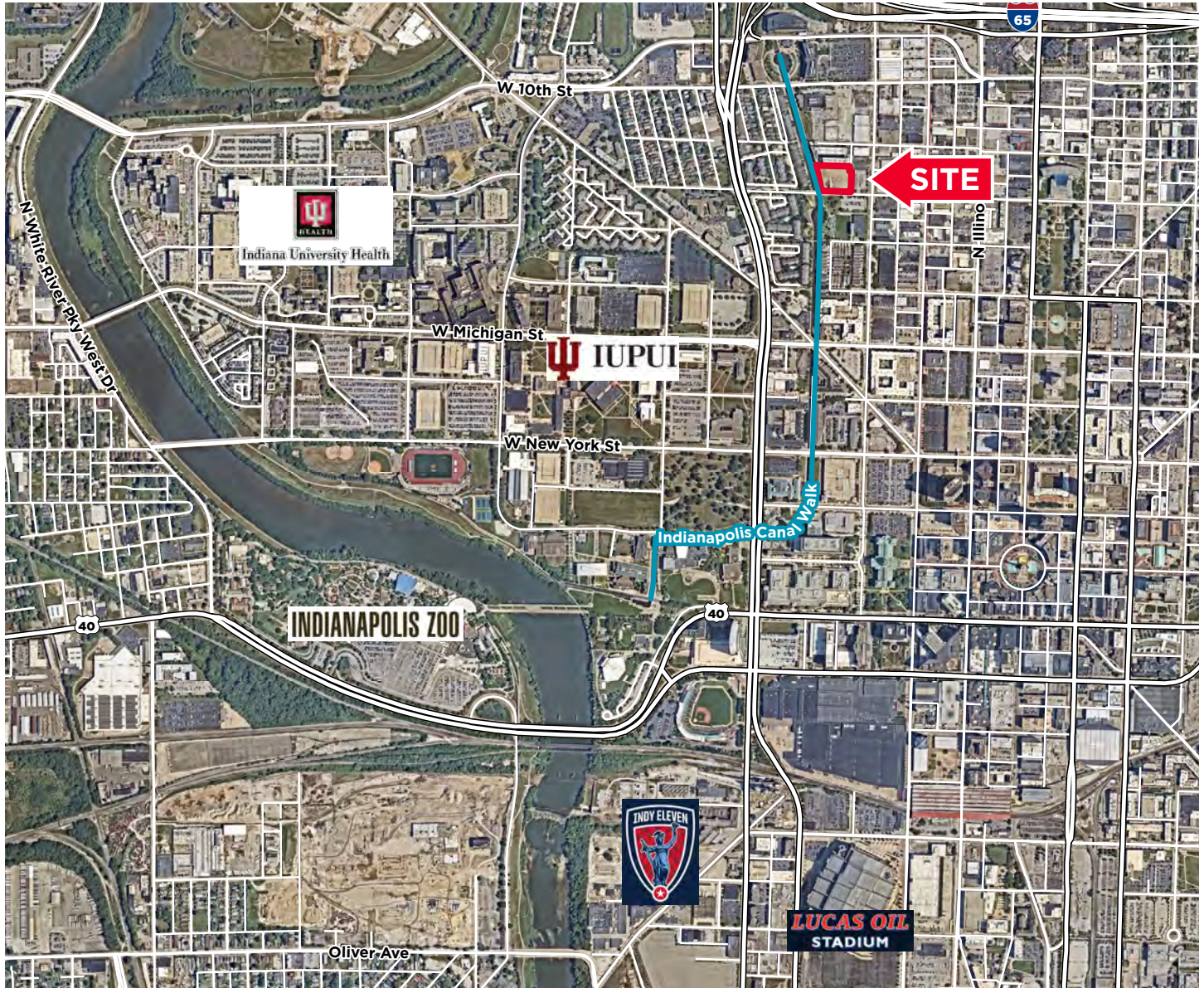
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CONCEPTUAL



Demographics

	1 Mile	3 Mile	5 Mile
Population	18,170	121,885	276,958
AVG. HH Income	\$93,846	\$79,749	\$79,031
Daytime Population	83,557	170,902	274,679

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