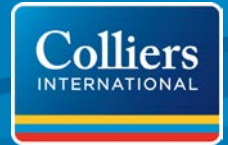
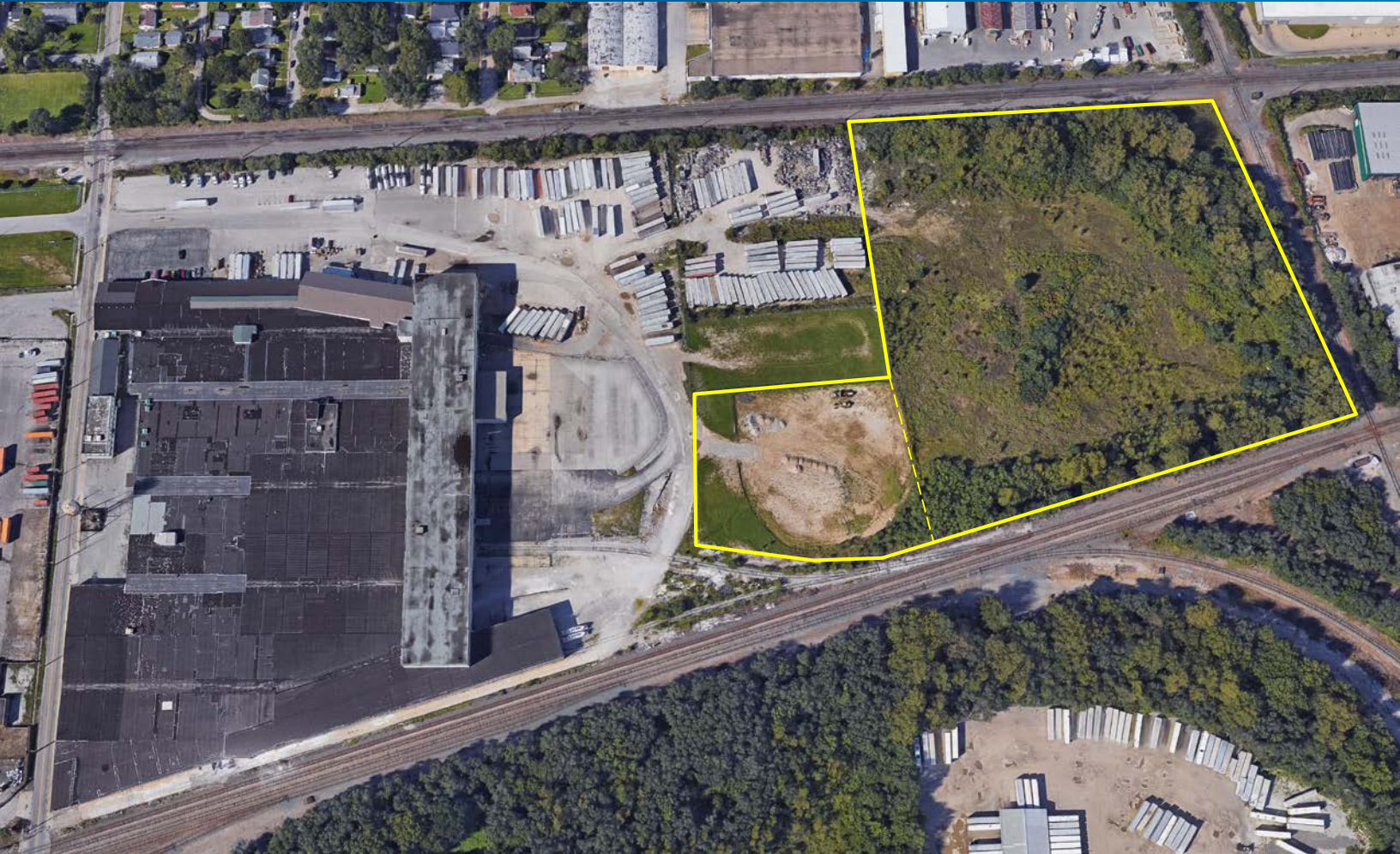


FOR LEASE > LAND



# Belmont Industrial Land

217 S BELMONT AVE, INDIANAPOLIS IN 46222



## Property Highlights

- > ± 12.3 acres
  - 2.3 acres, mostly stoned
  - 10.0 acres, unimproved
- > Zoned I-4
- > Great for outdoor storage users & trucking companies
- > Immediate interstate access to I-70
- > Close proximity to CBD
- > Adjacent to CSX rail

BRIAN DELL  
317 713 2179  
brian.dell@colliers.com

COLLIERS INTERNATIONAL  
241 N Pennsylvania St, Suite 300  
Indianapolis, IN 46204  
colliers.com



# Aerial



DEMOGRAPHICS	
<b>Population 2017</b>	
1 Mile	10,356
3 Miles	72,859
5 Miles	234,328
<b>Population Proj. 2022</b>	
1 Mile	10,527
3 Miles	76,293
5 Miles	242,684
<b>AVG. Household Income 2017</b>	
1 Mile	\$38.087
3 Miles	\$50.370
5 Miles	\$54.101
<b>Total Households 2017</b>	
1 Mile	3,646
3 Miles	29,443
5 Miles	92,640
<b>Households Proj. 2022</b>	
1 Mile	3,680
3 Miles	31,013
5 Miles	95,856

## Contact

BRIAN DELL

317 713 2179

[brian.dell@colliers.com](mailto:brian.dell@colliers.com)

