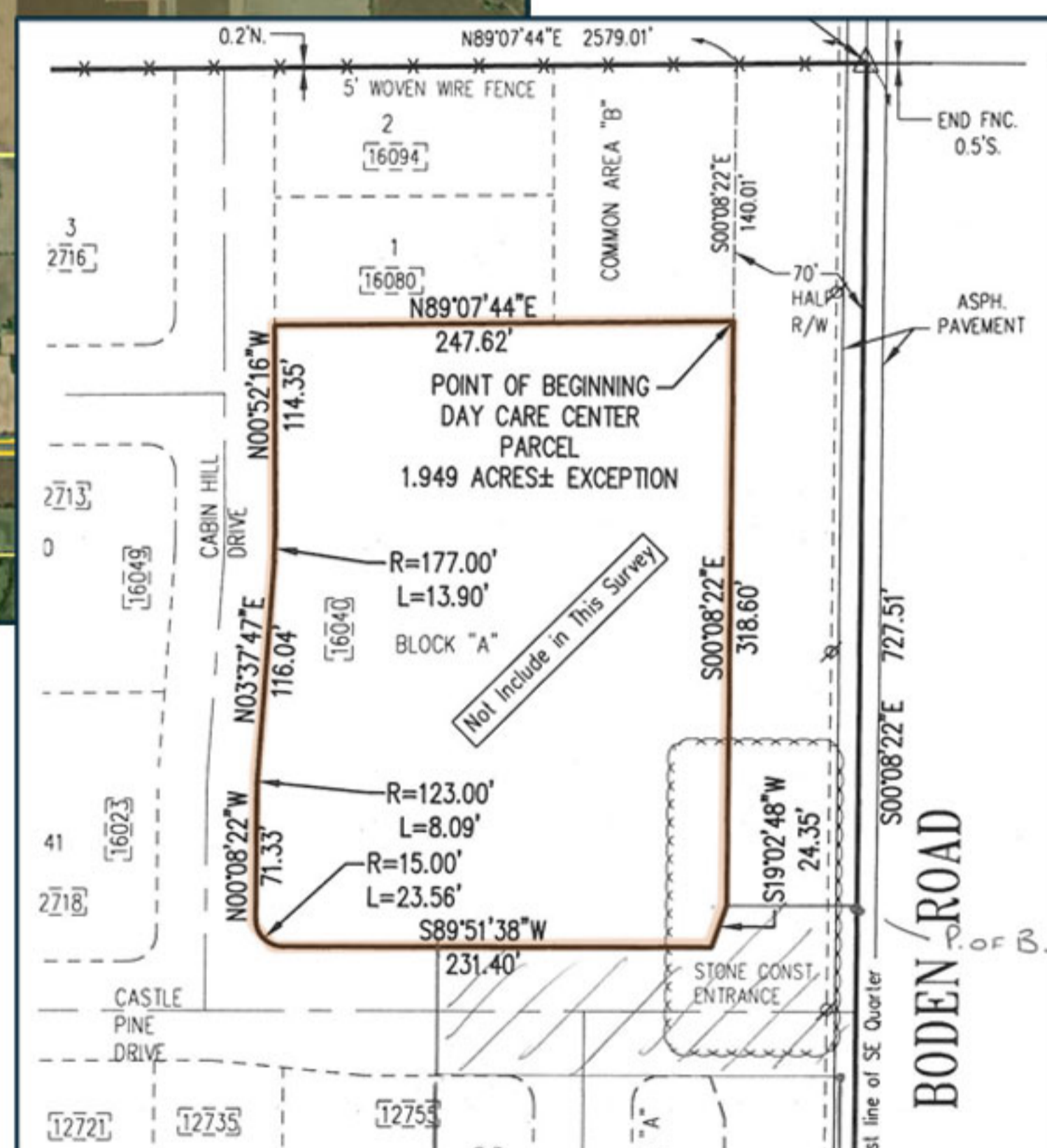
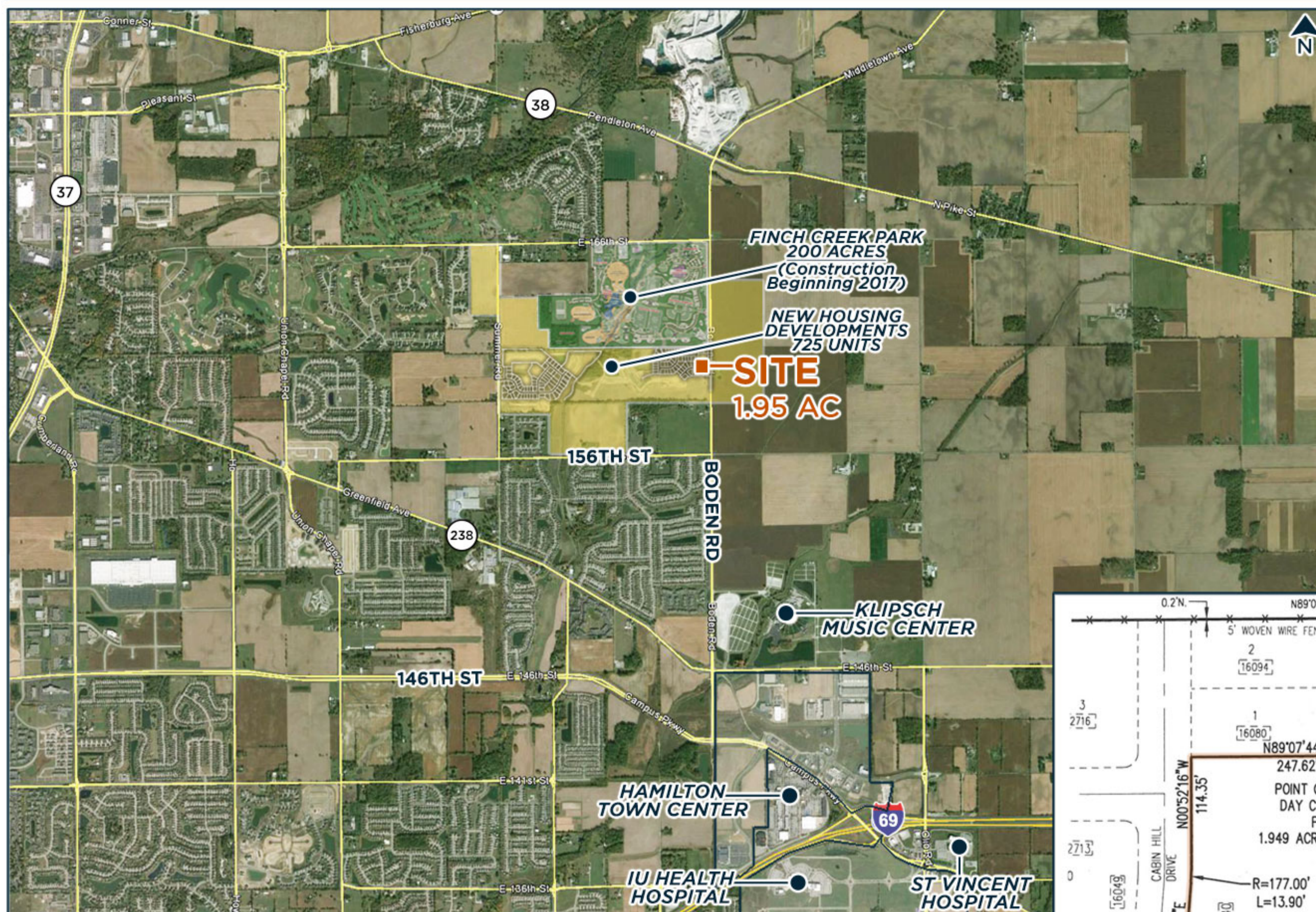


DAYCARE/SCHOOL SITE OPPORTUNITY

+/- 1.95 ACRES FOR SALE

BLUE RIDGE CREEK OF NOBLESVILLE - BODEN RD, NOBLESVILLE, IN



PROPERTY DESCRIPTION

- Highly visible site.
- Zoned for daycare/school.
- Rapidly growing residential area with new housing adjacent to site.
- 725 new units planned for development within 1 mile of the site.
- Just north of Saxony and Hamilton Town Center.
- Listed Price \$425,000.

DEMOGRAPHICS

	<u>2 miles</u>	<u>3 miles</u>	<u>5 miles</u>	<u>10 minutes</u>
Population	11,321	24,764	85,886	92,595
Households	4,167	8,835	30,927	33,484
Avg Household Income	\$78,290	\$89,049	\$95,914	\$94,338
Daytime Population	2,321	6,831	27,283	\$29,582



FOR MORE INFORMATION CONTACT:

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