



**1 ACRE
AVAILABLE**

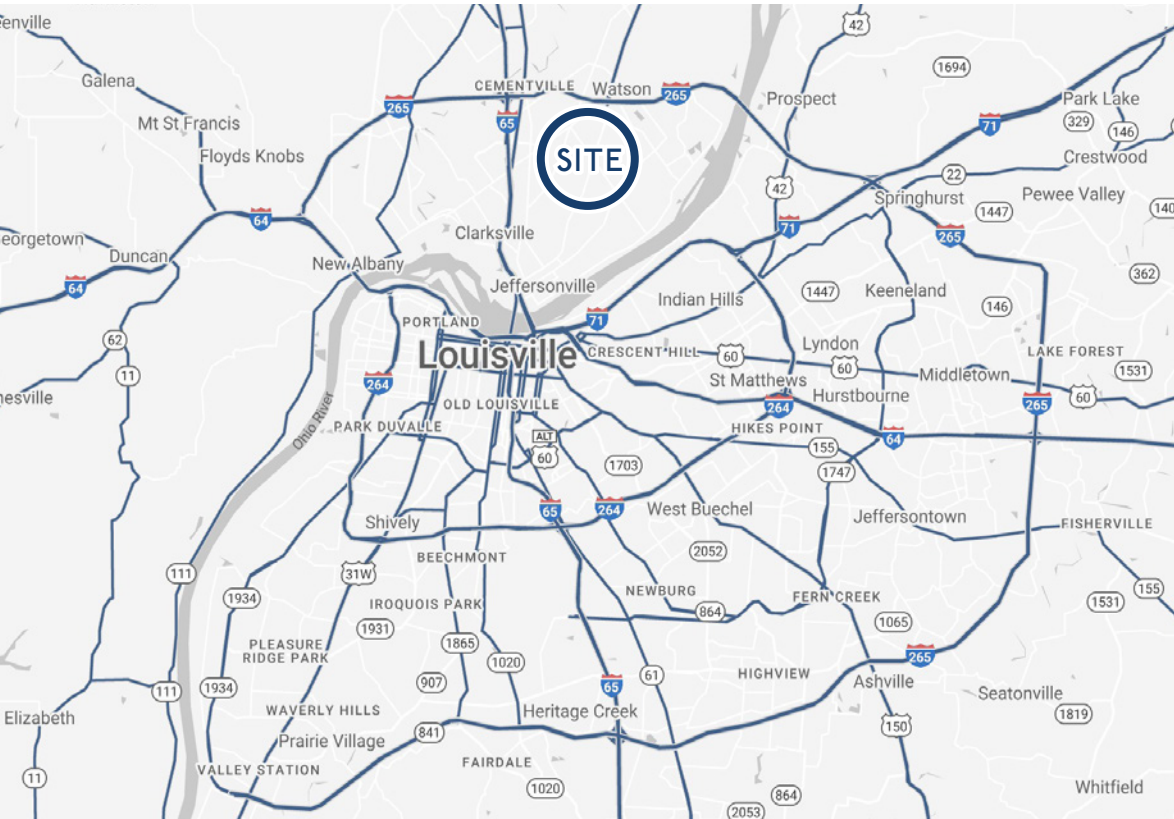
\$475,000
FOR SALE OR LEASE

HOLMANS LANE & 10TH STREET
JEFFERSONVILLE, INDIANA

HOGAN
REAL ESTATE

PROPERTY DESCRIPTION

HOLMANS LANE & 10TH STREET
JEFFERSONVILLE, IN



Features

- + 1.0 Acre available for retail, office, or medical use
- + Adjacent to Walgreens with great access and visibility
- + Located at the signalized intersection of Holmans Lane and 10th Street
- + Convenient access to I-265
- + Major retailers in the area include Meijer, Rural King, Walgreens, Kohl's, Dollar Tree, and Kroger
- + Centrally located in regional retail trade area and just south of River Ridge Commerce Center, a 6,000-acre world-class business and manufacturing park.
- + With the recent extension of the Interstate 265 bridge, Jeffersonville, Indiana is the fastest growing Southern Indiana market.
- + New residential growth in a 3-mile radius is in the top percentage of the Louisville MSA in recent years.



1 Acre

AVAILABLE FOR SALE OR LEASE

in major commercial district
of Jeffersonville



Excellent Visibility

AND FRONTAGE

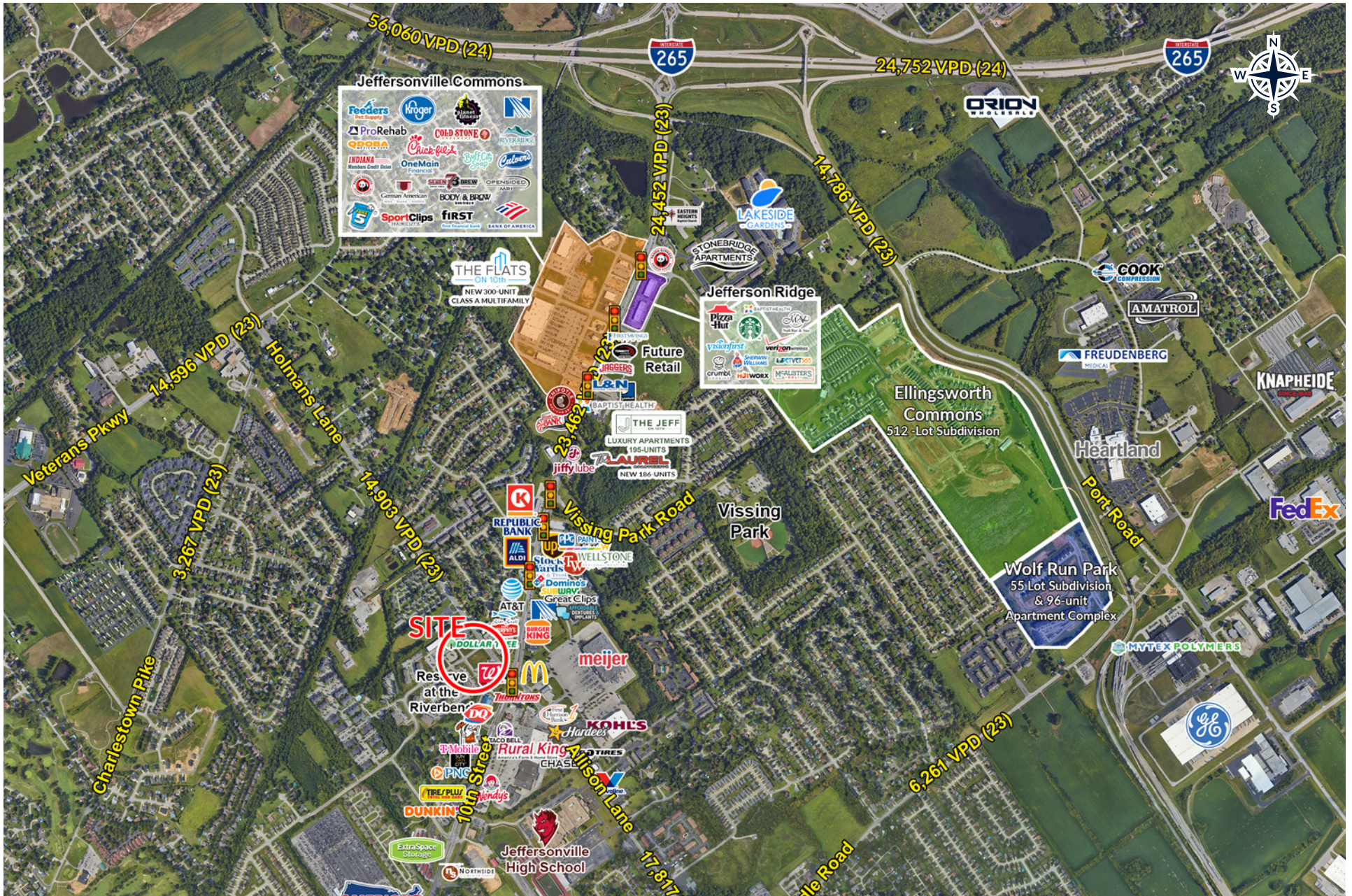
on Holmans Ln, Peach Blossom Dr
& Elberta Dr

Demographics

	1 Mile	3 Miles	5 Miles
Population	9,297	49,401	113,481
Average Household Income	\$82,287	\$81,832	\$101,045

TRADE AREA AERIAL

HOLMANS LANE & 10TH STREET
JEFFERSONVILLE, IN



AERIAL

HOLMANS LANE & 10TH STREET
JEFFERSONVILLE, IN



DRONE AERIAL

HOLMANS LANE & 10TH STREET
JEFFERSONVILLE, IN



HOGAN REAL ESTATE

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