



# REDEVELOPMENT LOT FOR SALE

1635 N College Ave  
Bloomington, IN 47404

<b>Acres</b>	+/- 0.9
<b>Zoning</b>	Mixed-use Corridor (MC)
<b>Annual Property Taxes</b>	\$9,765.58 (GIS)
<b>Price</b>	<b>\$950,000</b>
<b>Ground Lease</b>	<b>\$1,884.60/Month</b>

## FEATURES

- Premium Commercial lot adjacent to busy N College Ave. and overlooking Shower's Park
- Located near IU's sport facilities and student housing



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