



TWO BUSINESS OPPORTUNITIES IN BLOOMINGTON, IN

Hope Dispensary presents a unique opportunity to acquire two well-established retail properties in Bloomington, Indiana, each supported by steady sales performance and a loyal, established customer base. Both locations are positioned in highly populated, high-traffic corridors that provide excellent visibility and consistent consumer exposure. Both locations are offered individually and represent compelling opportunities for owner-users or investors seeking established operations with consistent sales in prime Bloomington retail corridors.

122 E. 6th St. Bloomington, IN-
\$100,000

1185 W. 2nd St. Bloomington, IN-
\$350,000

**122 E. 6th Street – Bloomington,
IN | \$100,000**

Situated just steps from the Indiana University campus, this location benefits from exceptional foot traffic and daily exposure to students, faculty, and downtown visitors. The surrounding area is densely populated and walkable, making it ideal for retail or service-oriented use seeking proximity to IU and the city's urban core.



**1185 W. 2nd Street – Bloomington,
IN | \$350,000**

Located along a major east-west thoroughfare, this property captures steady vehicular traffic from the west side of Bloomington flowing directly into downtown. The site offers excellent street visibility and accessibility, positioning it well for retail operations that depend on commuter and destination traffic.



CHRIS COCKERHAM, CPM, GRI - COMMERCIAL MANAGER/BROKER
F.C. TUCKER/BLOOMINGTON, REALTORS®
COCKERHAM COMMERCIAL REAL ESTATE & CONSULTING
487 S. CLARIZZ BLVD. BLOOMINGTON, IN 47401
DIRECT: (812) 330-7568 - CHRIS@COCKERHAM.US
WWW.COCKERHAMCOMMERCIAL.COM

