

Indianapolis Public Schools

1840 North Meridian Street and 1839 North Illinois Street

0.91 ACRES TOTAL

Indianapolis, Indiana 46202

The office property is composed of two parcels, including surface parking spaces. Purchased by IPS in 1993, it is zoned Community-Regional Commercial District (C-4) and is subject to Regional Center (RC) and Wellfield district (W-5) approval. The building was constructed in 1966 and contains approximately 30,000 sq. ft. on three floors. The building fronts N. Meridian St. at E. 19th St. and sits on a block that will include a station as part of IndyGo's Red Line Bus Rapid Transit project. IU Health Methodist Hospital, which sits two blocks west of the property, is preparing to undergo a \$1 billion consolidation of its Academic Health Center campus. The site is located within one of 156 federally-designated Opportunity Zones throughout Indiana. Opportunity Zones provide an additional tool to attract investment, putting capital gain funds to work in new projects.

PROPERTY SPECIFICATIONS

Parcel #:	1097135 (N. Meridian St.)	Size:	Building: ~30,000 sq. ft. 3 floors
	1064245 (N. Illinois St.)		N. Meridian St. Parcel: 0.36 acres
Jurisdiction:	City of Indianapolis		N. Illinois St. Parcel: 0.54 acres
Primary Zoning:	Community-Regional Commercial District (C-4)	Township:	Center Township
Secondary Zoning:	Regional Center (RC) Wellfield (W-5)	Frontage:	Meridian Parcel: E. 19th St. – 197 ft. N. Meridian St. + Pierson St. – 80 ft. Illinois Parcel: N. Illinois St. – 116 ft. Pierson St. – 116 ft.

SITE + CONTEXT



CITY & UTILITY CONTACTS

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