

\$292,450 - 2023 Shelby Street, Indianapolis

MLS® #22028616

\$292,450

Bedroom, 0.00 Bathroom, 2,348 sqft
Commercial Sale on 0 Acres

N/A, Indianapolis, IN

Welcome to this well-maintained mixed-use property, offering incredible potential for both business and residential use. Located in a high-traffic area, this property ensures excellent visibility and exposure, making it an ideal investment opportunity. On the main level, you'll find a versatile office space, perfect for professional use or as a storefront. Whether you're looking to run your own business or lease it out, this space provides ample potential. The second floor features a fully functional apartment, currently tenant-occupied, providing an opportunity for rental income. This apartment is a great asset, with a reliable tenant in place, offering consistent cash flow from day one. Convenient parking is available on the street in front of the property, with additional space in the 2-car detached garage, providing plenty of storage or workspace options. This property is in excellent condition and is located in a high-density traffic area, making it an attractive location for both residential and commercial uses. Don't miss out on the potential of this fantastic mixed-use building - schedule your showing today!

Built in 1925

Essential Information

MLS® #	22028616
Price	\$292,450
Previously	\$292,450



Originally	\$295,000
Bathrooms	0.00
Square Feet Total (Including Basement)	2,348
Acres	0.13
Year Built	1925
Type	Commercial Sale
Sub-Type	Mixed Use
Status	Active

Community Information

Address	2023 Shelby Street
Area	4910 - Marion - Center
Subdivision	N/A
Township	Center
City	Indianapolis
County	Marion
State	IN
Zip Code	46203

Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected
Parking	Detached

Interior

Heating	Forced Air
# of Stories	2

Exterior

Roof	Shingle
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School Information

District	Indianapolis Public Schools
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Additional Information

Date Listed	March 23rd, 2025
Days on Market	51
Days on Market Cumulative	51
Zoning	Mixed Use 1

Listing Courtesy of Mark Dietel Realty, Llc

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