16.14± ACRES of PRIME FISHERS DEVELOPMENT LAND



ONLINE AUCTION
OCTOBER 21, 2026 | 6:00 PM EST

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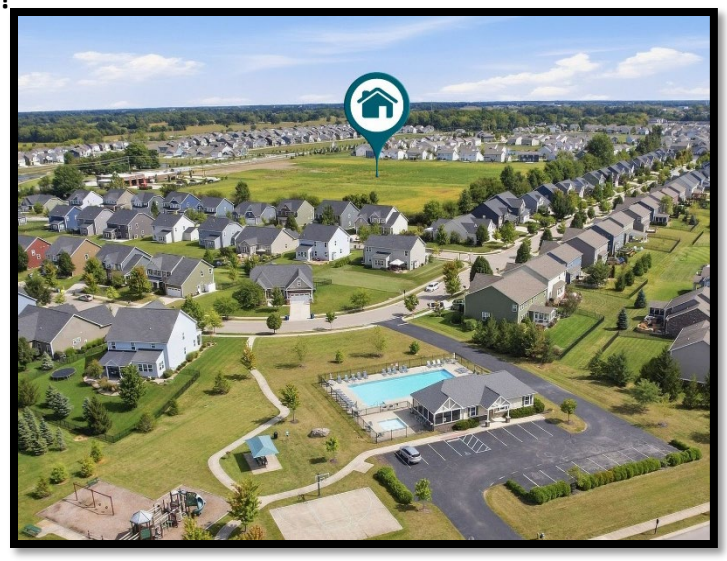
PROPERTY HIGHLIGHTS:

- **16.14± contiguous acres in Fishers, Indiana**
- **Prominent E 136th Street location – 0 E. 136th Street, Fishers**
- **Surrounded by extensive established and expanding residential development**
- **Convenient access to the I-69 corridor**
- **Near Hamilton Town Center**
- **Near IU Health Fishers**
- **Near Ruoff Music Center**
- **Strong surrounding mix of retail, dining, hospitality, healthcare, entertainment and employment**
- **Fishers planning for continued long-term population growth**
- **136th Street corridor specifically addressed in the Fishers 2040 Comprehensive Plan**
- **Public infrastructure investment occurring along the east Fishers 136th Street corridor**
- **Prime development & investment opportunity!**





16.14± ACRES of PRIME FISHERS DEVELOPMENT LAND

0 E. 136th Street | Fishers, Indiana | Online Auction, Oct. 21st • 6 pm est

An exceptional opportunity to acquire 16.14± acres in the heart of one of Central Indiana's most dynamic growth markets. Located along E 136th Street in Fall Creek Township, Hamilton County, this property combines substantial acreage with a strategic Fishers location surrounded by residential growth and convenient access to major commercial, healthcare, entertainment and transportation corridors.

The surrounding landscape tells the story. Extensive established and newer residential communities surround the property, while nearby destinations include Hamilton Town Center, IU Health Fishers, Ruoff Music Center, restaurants, retail, hospitality and other commercial development. Interstate 69 provides connectivity to the greater Indianapolis metropolitan area and regional transportation network.



Adding to the property's long-term development story, the Fishers 2040 Comprehensive Plan specifically identifies the largely undeveloped 136th Street corridor between Olio Road and Atlantic Road as prime for future employment and commercial development. The City's comprehensive plan anticipates Fishers reaching nearly 135,000 residents by 2040, reinforcing the long-term growth story behind this location.

Public investment is occurring along the corridor as well. Current City projects along 136th Street include roadway improvements, enhanced lighting, multi-use paths, pedestrian bridges and upgraded drainage infrastructure, with the City describing these improvements as enhancing connectivity and supporting continued growth on the east side of Fishers.

With 16.14± contiguous acres, a prominent E 136th Street location and significant residential and commercial investment throughout the surrounding area, this property presents a noteworthy opportunity for developers, builders, investors and land buyers seeking a position in the continued growth of Fishers.

Do not miss this exciting opportunity to acquire 16.14± acres positioned within one of Hamilton County's most active growth areas!

Auction Manager: Tim Pitts, Call/Text: 317.714.0432

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