

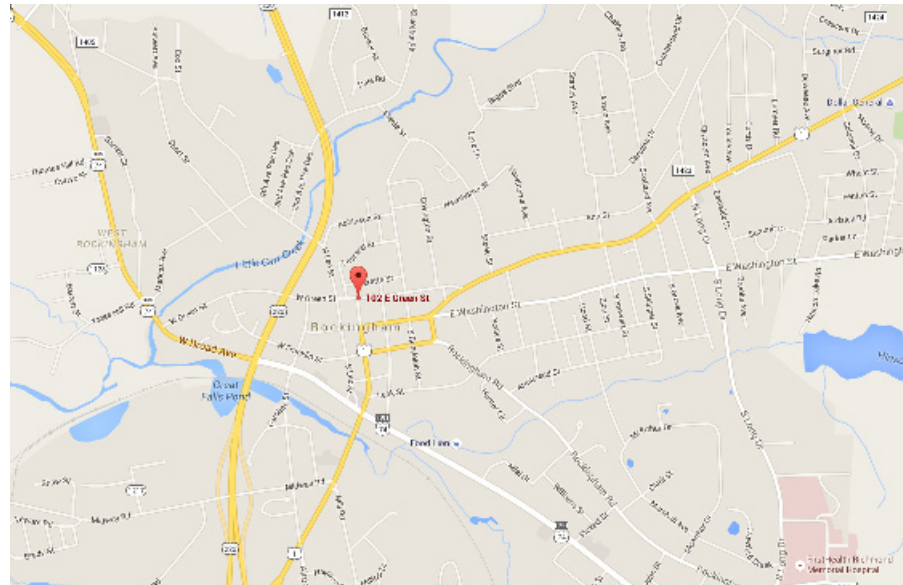


Building

Description

20,800 SF Warehouse and 17,280 SF Light Industrial
NE corner of Highway 220 and W. Green St.
Bordered by Lee Street, Green Street and Highway 220
Access on E. Green Street with ample parking
Former Lowes with fenced yard and lumber storage
High traffic corridor ideal for a Retail Development

Locator Map



Availability

For sale

List Price \$1,800,000

Acres	7.02
Building	47,994 SF
Zoned	Light Industrial
Pin #	746 315 744 547
DB	1649/Page 525



For more info, please contact:

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Aerial Map



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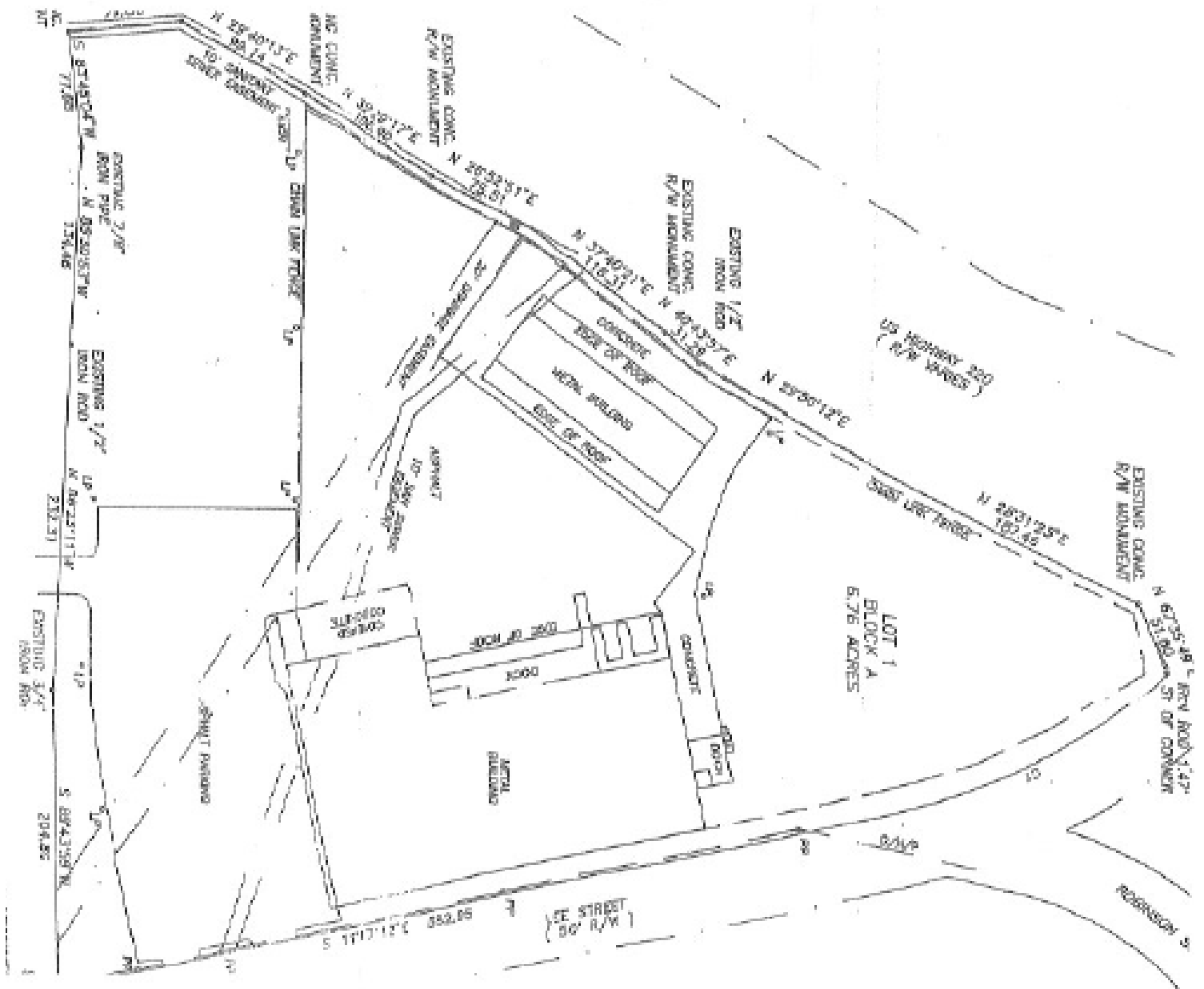
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Survey



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Demographics

	1 mile	3 miles	5 miles
Population			
2000 Population	3,312	17,215	26,238
2010 Population	3,162	17,069	26,301
2017 Population	3,057	16,732	25,931
2022 Population	2,986	16,440	25,528
2000-2010 Annual Rate	-0.46%	-0.09%	0.02%
2010-2017 Annual Rate	-0.46%	-0.27%	-0.20%
2017-2022 Annual Rate	-0.47%	-0.35%	-0.31%
2017 Male Population	49.0%	48.3%	48.5%
2017 Female Population	51.0%	51.7%	51.5%
2017 Median Age	39.5	39.8	40.2

In the identified area, the current year population is 25,931. In 2010, the Census count in the area was 26,301. The rate of change since 2010 was -0.20% annually. The five-year projection for the population in the area is 25,528 representing a change of -0.31% annually from 2017 to 2022. Currently, the population is 48.5% male and 51.5% female.

Median Age

The median age in this area is 39.5, compared to U.S. median age of 38.2.

Race and Ethnicity

	1 mile	3 miles	5 miles
2017 White Alone	54.0%	60.8%	61.6%
2017 Black Alone	36.6%	28.6%	28.4%
2017 American Indian/Alaska Native Alone	2.0%	2.3%	2.4%
2017 Asian Alone	1.3%	1.4%	1.2%
2017 Pacific Islander Alone	0.0%	0.1%	0.1%
2017 Other Race	3.9%	4.6%	4.2%
2017 Two or More Races	2.2%	2.2%	2.0%
2017 Hispanic Origin (Any Race)	6.6%	7.3%	6.7%

Persons of Hispanic origin represent 6.7% of the population in the identified area compared to 18.1% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 59.7 in the identified area, compared to 64.0 for the U.S. as a whole.

Households

	1 mile	3 miles	5 miles
2000 Households	1,346	7,014	10,428
2010 Households	1,296	7,061	10,702
2017 Total Households	1,253	6,958	10,585
2022 Total Households	1,223	6,847	10,430
2000-2010 Annual Rate	-0.38%	0.07%	0.26%
2010-2017 Annual Rate	-0.46%	-0.20%	-0.15%
2017-2022 Annual Rate	-0.48%	-0.32%	-0.29%
2017 Average Household Size	2.33	2.37	2.41



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Demographics

	1 mile	3 miles	5 miles
Median Household Income			
2017 Median Household Income	\$26,687	\$29,789	\$32,488
2022 Median Household Income	\$27,412	\$31,072	\$34,599
2017-2022 Annual Rate	0.54%	0.85%	1.27%
Average Household Income			
2017 Average Household Income	\$41,699	\$43,292	\$45,985
2022 Average Household Income	\$47,170	\$49,291	\$52,870
2017-2022 Annual Rate	2.50%	2.63%	2.83%
Per Capita Income			
2017 Per Capita Income	\$17,938	\$18,120	\$19,001
2022 Per Capita Income	\$20,174	\$20,597	\$21,815
2017-2022 Annual Rate	2.38%	2.60%	2.80%

Households by Income

Current median household income is \$32,488 in the area, compared to \$56,124 for all U.S. households. Median household income is projected to be \$34,599 in five years, compared to \$62,316 for all U.S. households

Current average household income is \$45,985 in this area, compared to \$80,675 for all U.S. households. Average household income is projected to be \$52,870 in five years, compared to \$91,585 for all U.S. households

Current per capita income is \$19,001 in the area, compared to the U.S. per capita income of \$30,820. The per capita income is projected to be \$21,815 in five years, compared to \$34,828 for all U.S. households

Housing

2000 Total Housing Units	1,533	7,800	11,522
2000 Owner Occupied Housing Units	751	4,668	7,266
2000 Renter Occupied Housing Units	595	2,346	3,162
2000 Vacant Housing Units	187	786	1,094
2010 Total Housing Units	1,508	7,940	11,931
2010 Owner Occupied Housing Units	649	4,197	6,739
2010 Renter Occupied Housing Units	647	2,864	3,963
2010 Vacant Housing Units	212	879	1,229
2017 Total Housing Units	1,510	8,046	12,114
2017 Owner Occupied Housing Units	581	3,868	6,271
2017 Renter Occupied Housing Units	672	3,090	4,314
2017 Vacant Housing Units	257	1,088	1,529
2022 Total Housing Units	1,523	8,130	12,253
2022 Owner Occupied Housing Units	566	3,782	6,138
2022 Renter Occupied Housing Units	657	3,065	4,292
2022 Vacant Housing Units	300	1,283	1,823



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