



**PROPERTY DESCRIPTION**

.30 ac of Land for Build to Suit Development or Lease. Best use would be a Small office or Retail Shop. Or land lease for Food Truck location. Call to Discuss.

**PROPERTY HIGHLIGHTS**

- .30 Acres Land for Lease or Development
- Owner willing to build to suit the site for a small office/retail or land use.
- Rent will depend on deal/term specifics
- Call to discuss further.

**OFFERING SUMMARY**

Lease Rate:	Deal Specific
Lot Size:	0.3 Acres

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	239	975	2,061
Total Population	631	2,617	5,538
Average HH Income	\$98,888	\$101,804	\$103,511

**TRISH RUSHING, CCIM**

205.930.1785  
trushing@redrockrg.com





**TRISH RUSHING, CCIM**

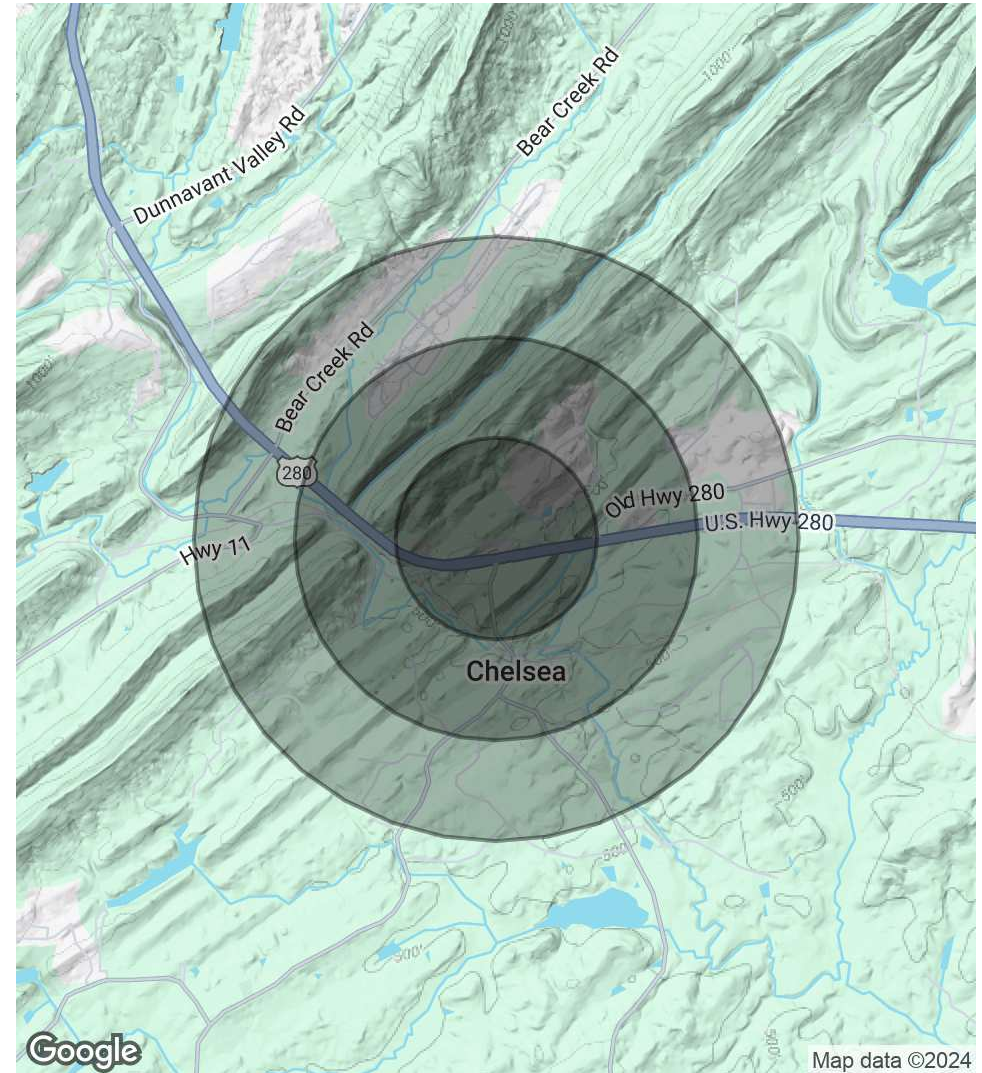
205.930.1785

trushing@redrockrg.com

<b>POPULATION</b>	<b>0.5 MILES</b>	<b>1 MILE</b>	<b>1.5 MILES</b>
Total Population	631	2,617	5,538
Average Age	39	38	37
Average Age (Male)	38	37	36
Average Age (Female)	39	38	38

<b>HOUSEHOLDS &amp; INCOME</b>	<b>0.5 MILES</b>	<b>1 MILE</b>	<b>1.5 MILES</b>
Total Households	239	975	2,061
# of Persons per HH	2.6	2.7	2.7
Average HH Income	\$98,888	\$101,804	\$103,511
Average House Value	\$348,525	\$338,025	\$338,943

Demographics data derived from AlphaMap



**TRISH RUSHING, CCIM**

205.930.1785

trushing@redrockrg.com