

# CONFIDENTIAL OFFERING MEMORANDUM



	3 Miles	5 Miles	10 Miles
<b>Total Households:</b>	14,269	28,842	62,309
<b>Total Population:</b>	36,675	74,261	157,032
<b>Average HH Income:</b>	\$97,566	\$85,528	\$87,400

## Hwy 77 Free Standing Building

2116 Hwy 77, Lynn Haven, FL 32444

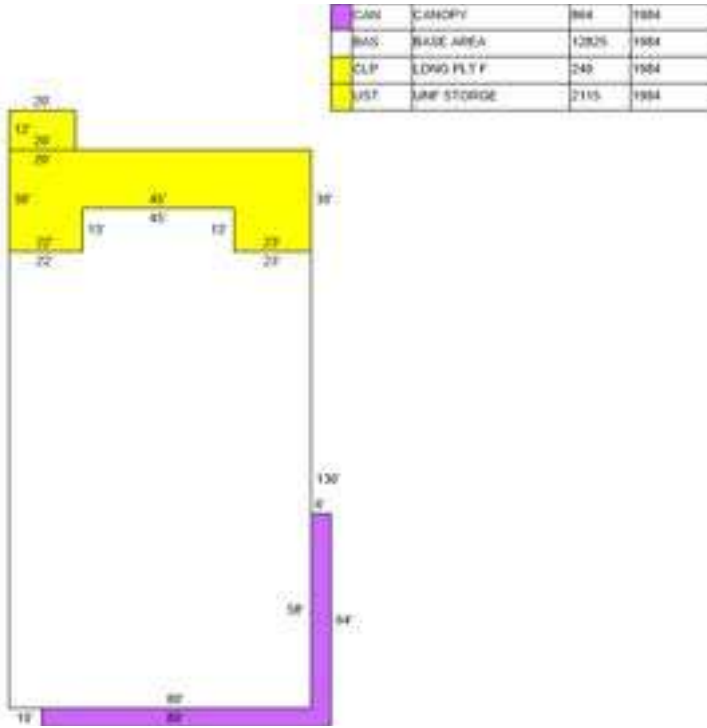
**NEIL C. JONES, SIOR**

Broker  
850.258.8971  
njones@rrcre.com





RETAIL PROPERTY FOR SALE



**OFFERING SUMMARY**

Sale Price:	\$2,750,000
Building Size:	14,955 SF
Available SF:	14955 SF
Lot Size:	1 Acres
Price / SF:	\$183.88
Year Built:	1984
Renovated:	2019
Zoning:	GC
Market:	Lynn Haven
Submarket:	Bay County

**PROPERTY OVERVIEW**

Free Standing 14,955 SF Building on 1 acre lot located on Hard Corner with traffic light across from Lynn Haven Super Wal-Mart

**PROPERTY HIGHLIGHTS**

- Free Standing 14,955 SF Building
- Hard Corner With Traffic Signal Hwy 77
- Across From Lynn Haven Super Walmart
- 1 acre site
- New Aldi's and Publix next door



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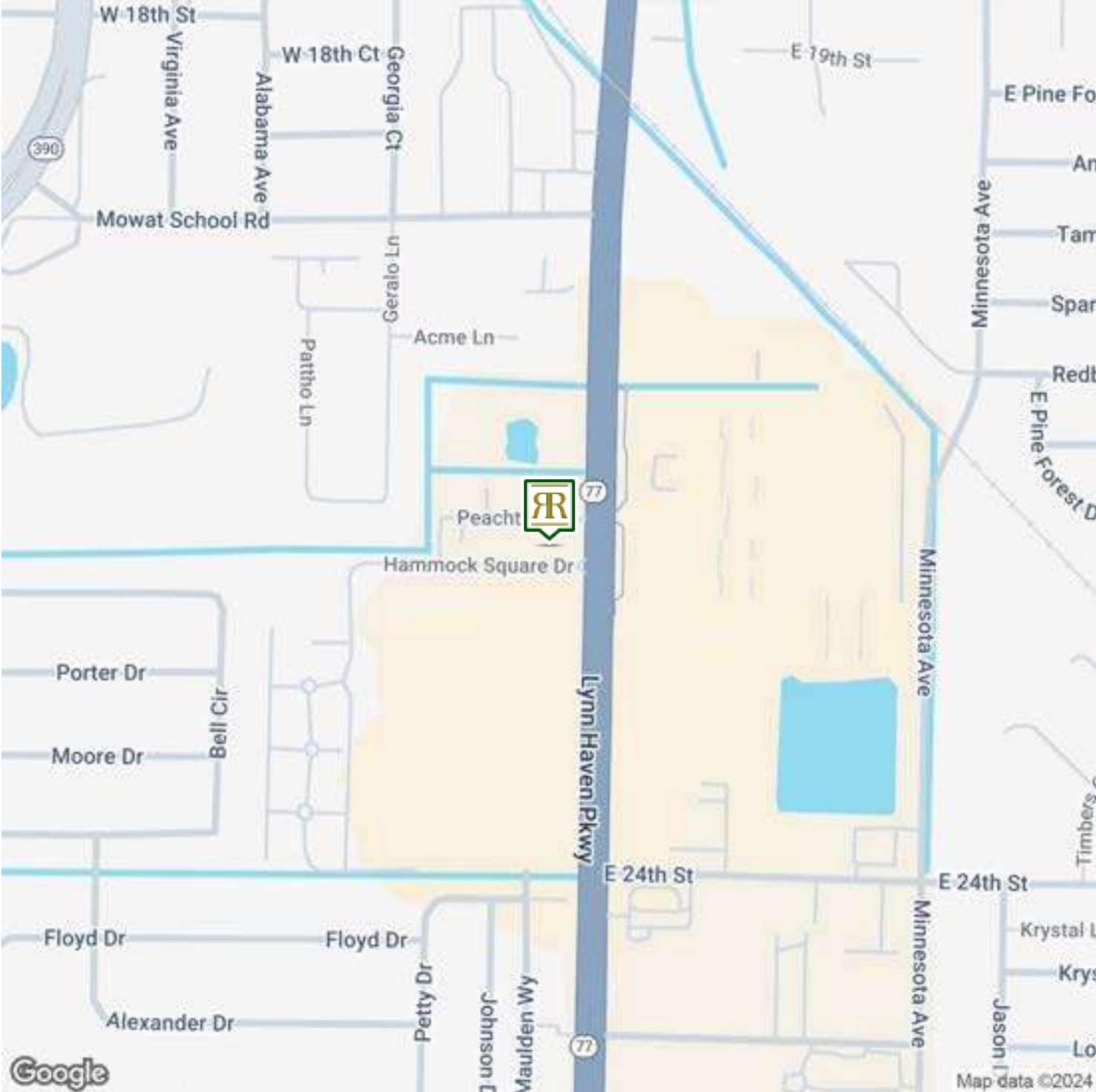
**RESOURCE REALTY GROUP**  
2101 Northside Drive, Suite 104  
Panama City, FL 32405  
O: 850.630.4500

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Information contained herein has been obtained from the owner of the property or other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it.



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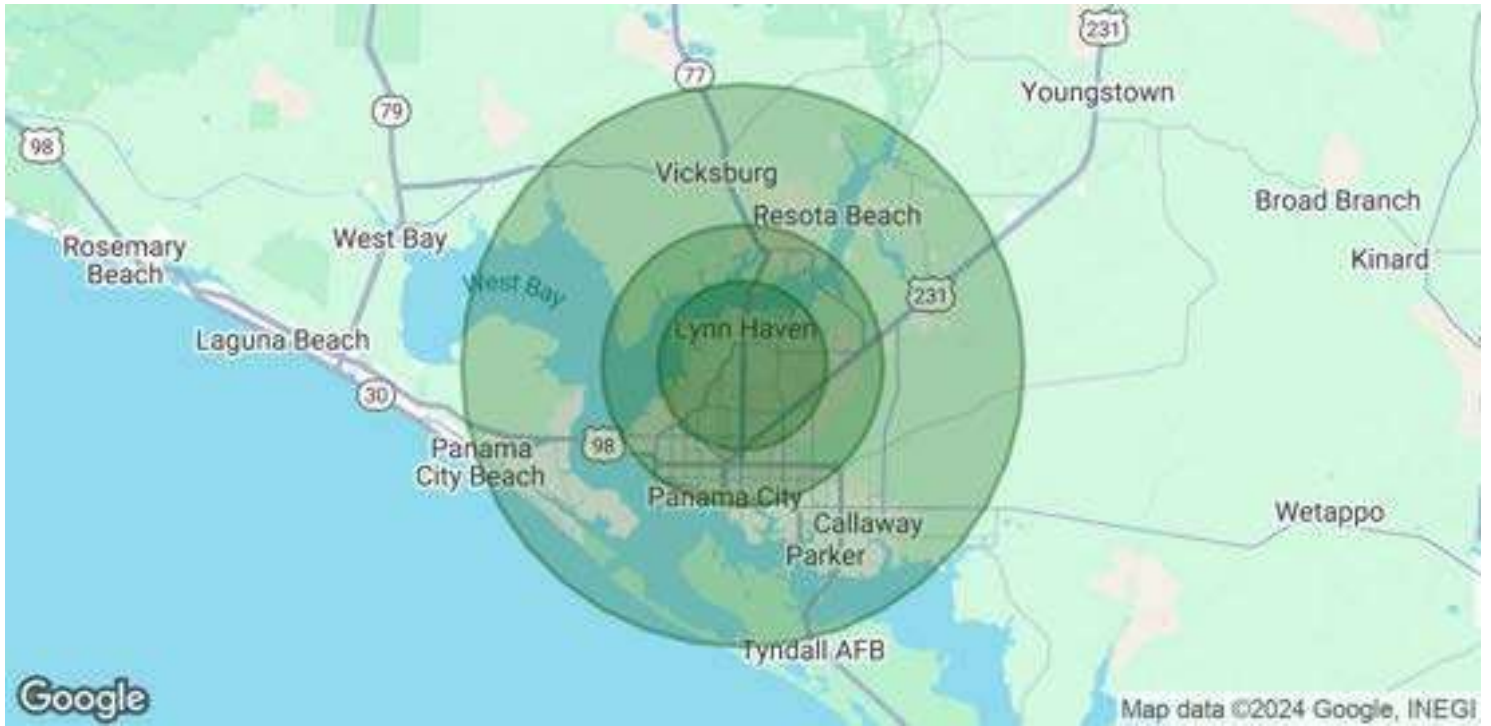


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<b>POPULATION</b>	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	36,675	74,261	157,032
Average Age	42	41	42
Average Age (Male)	41	40	41
Average Age (Female)	43	42	43

<b>HOUSEHOLDS &amp; INCOME</b>	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Households	14,269	28,842	62,309
# of Persons per HH	2.6	2.6	2.5
Average HH Income	\$97,566	\$85,528	\$87,400
Average House Value	\$332,382	\$301,625	\$319,904

Demographics data derived from AlphaMap