

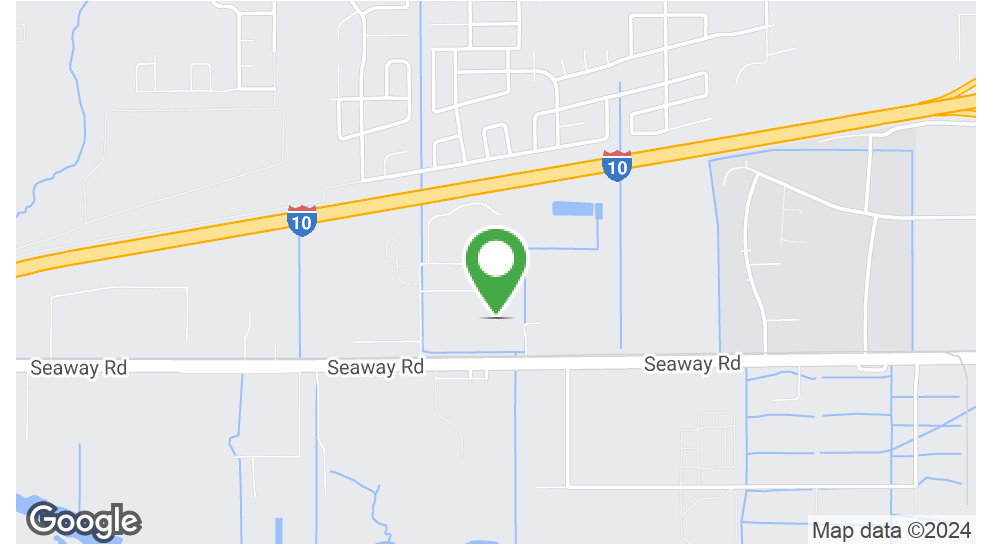


# 4 ACRES SHOVEL READY SITE I-2 ZONING

Seaway Road , Gulfport , MS 39503

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## PROPERTY DESCRIPTION

Southeast Commercial is excited to announce this prime 4-acre parcel on Seaway Road, perfectly poised for immediate development. This shovel-ready site, boasting I-2 Industrial zoning, is fully mitigated with purchased wetlands credits—ensuring a smooth project initiation. With a wetland permit in hand and ready to be transferred at closing, this property is prepared today for your industrial vision. Don't miss your chance to capitalize on this strategically located, ready-to-build asset.

## OFFERING SUMMARY

Sale Price:	\$599,000
Lot Size:	4 Acres

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	0	19	875
Total Population	267	702	3,151
Average HH Income	\$0	\$5,403	\$65,522

LAND FOR SALE

## PROPERTY SUMMARY





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ADDITIONAL PHOTOS



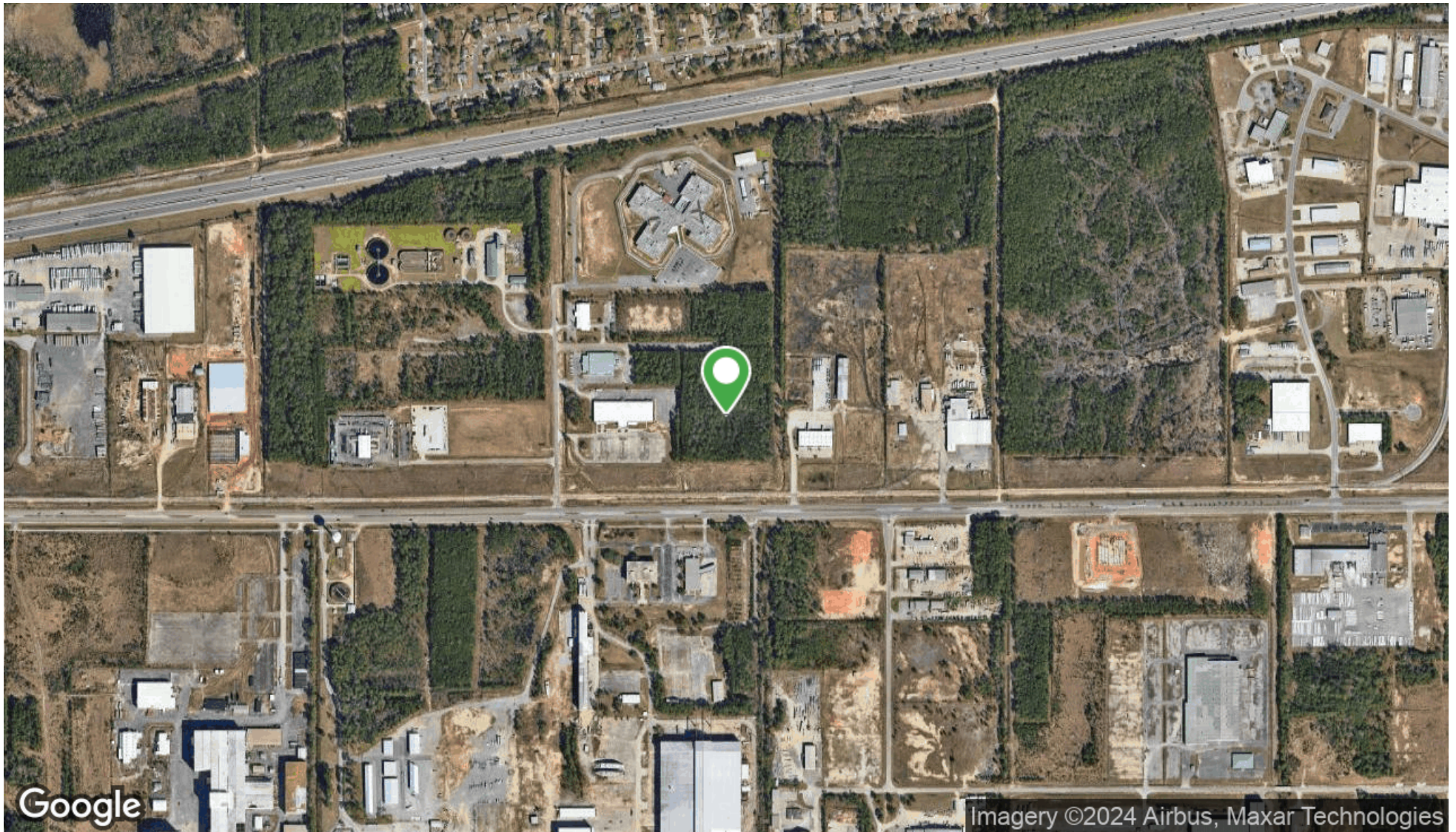


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LAND FOR SALE

AERIAL MAP





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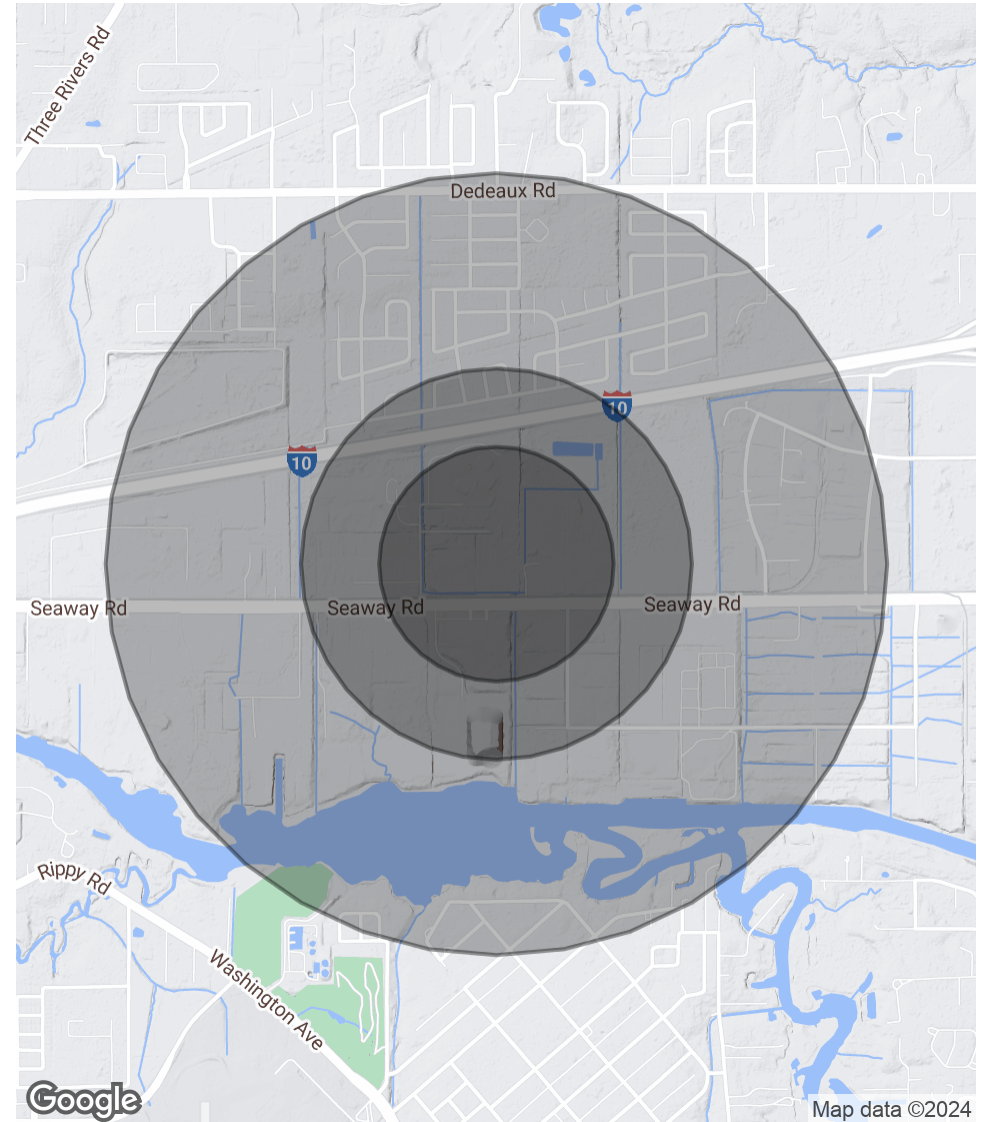
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	267	702	3,151
Average Age	36	36	37
Average Age (Male)	36	36	36
Average Age (Female)	36	36	38

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	0	19	875
# of Persons per HH		36.9	3.6
Average HH Income	\$0	\$5,403	\$65,522
Average House Value	\$0	\$7,894	\$124,880

*Demographics data derived from AlphaMap*



LAND FOR SALE

## DEMOGRAPHICS MAP & REPORT



**SOUTHEAST  
COMMERCIAL**  
REAL ESTATE