

647 KINGS HIGHWAY

YEMASSEE, SC 29945

PROPERTY HIGHLIGHTS

- +/- 3.09 acres (can be sub-divided)
- Strategically located on Kings Highway just off I-95
- Excellent visibility & access
- Strong performing QSR's (Wendy's - 99th percentile & McDonald's 73rd percentile)

TRAFFIC COUNTS	VEHICLES / DAY
Kings Highway	10,700
Interstate 95	57,700

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	50	1,377	5,328
Total Population	135	2,962	11,364
Average HH Income	\$56,229	\$48,242	\$47,468

[Google Maps Link](#)



For More Information

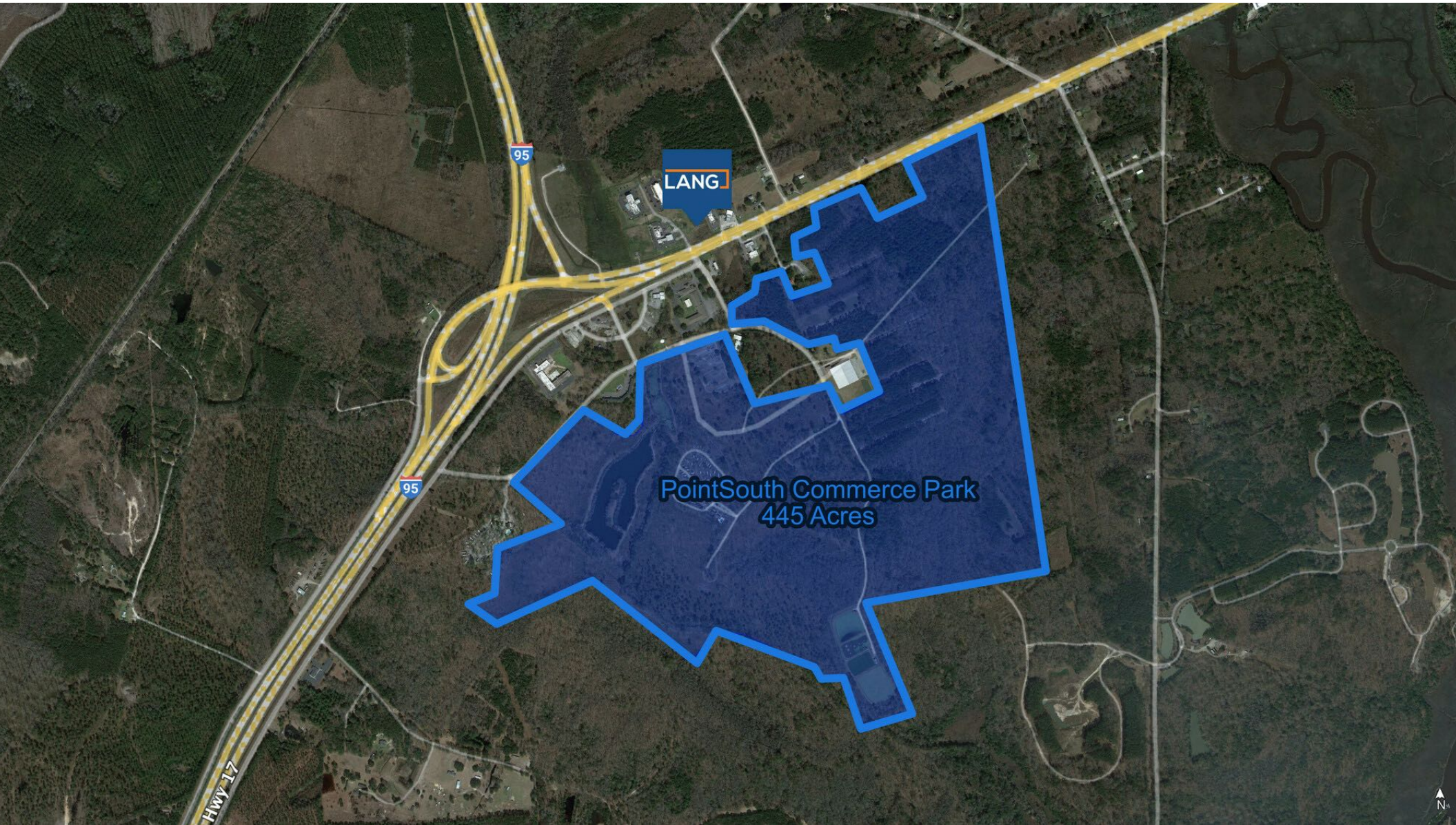
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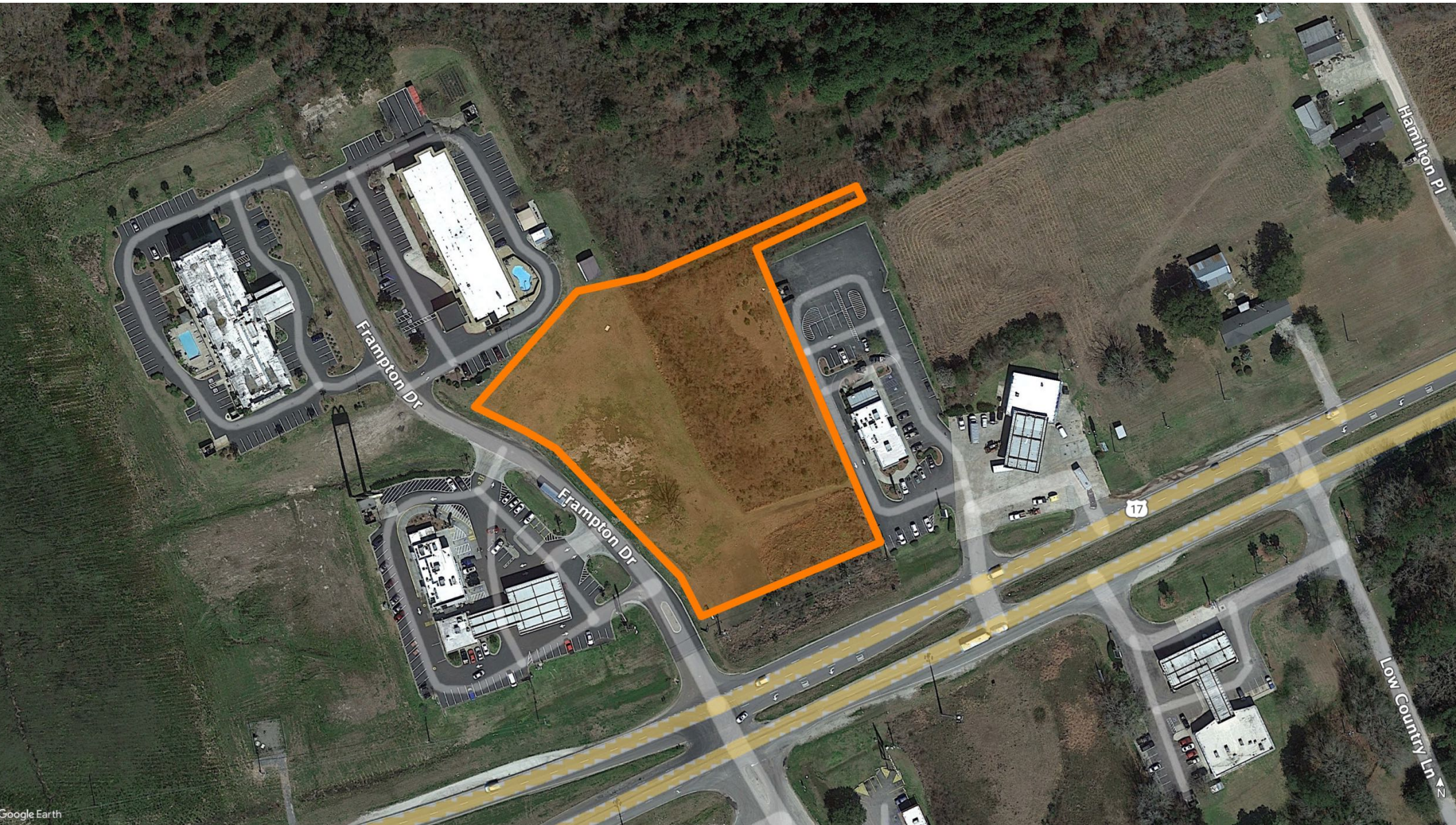
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INDUSTRIAL GROWTH



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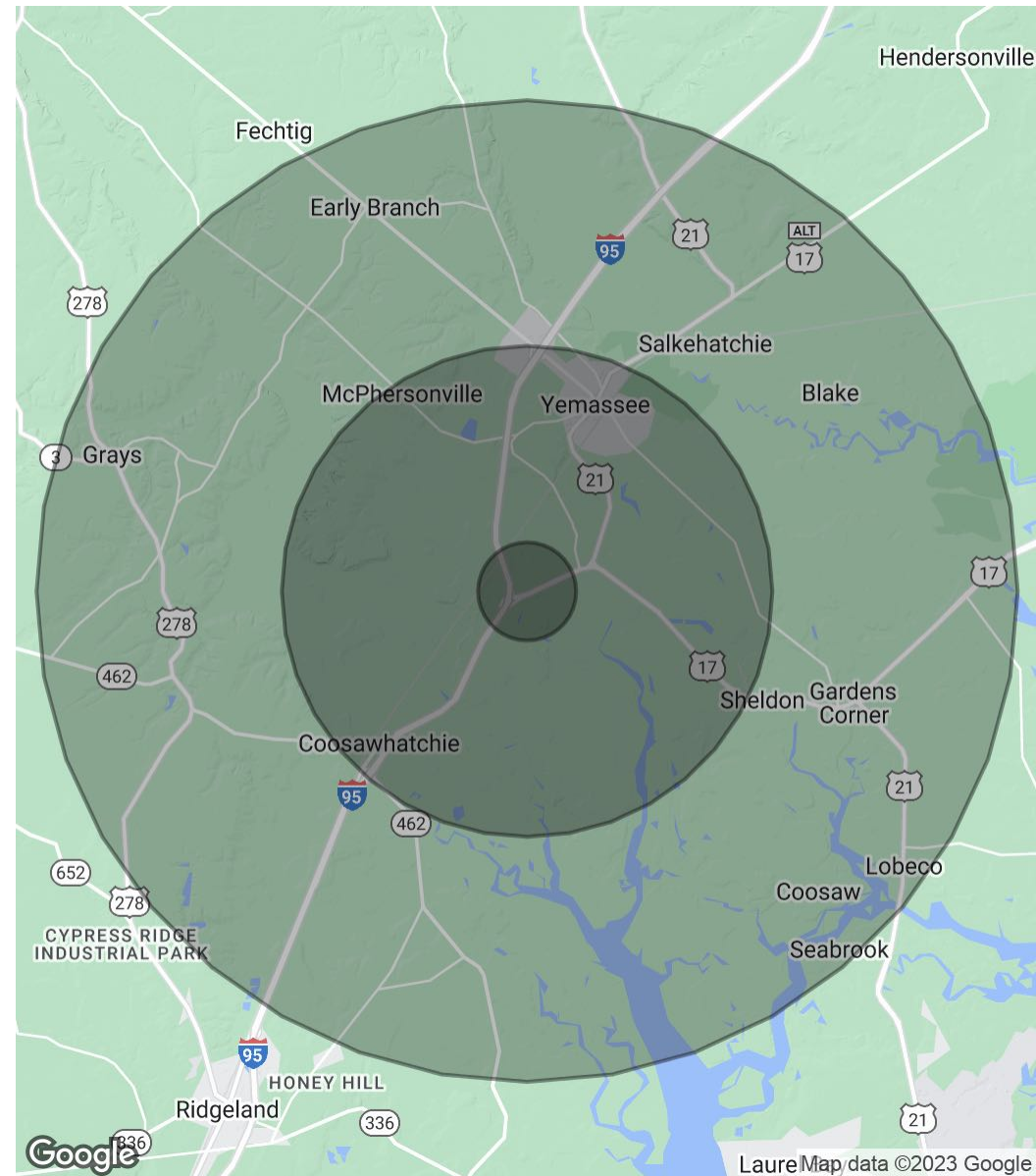
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PROPERTY AERIAL

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	135	2,962	11,364
Average Age	38.2	42.2	43.1
Average Age (Male)	28.8	34.7	37.9
Average Age (Female)	48.7	48.8	45.8

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	50	1,377	5,328
# of Persons per HH	2.7	2.2	2.1
Average HH Income	\$56,229	\$48,242	\$47,468
Average House Value	\$113,135	\$142,707	\$177,530

* Demographic data derived from 2020 ACS - US Census



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