

DOBSON FREE STANDING RETAIL

308 E ATKINS ST. DOBSON, NC 27017



Price: \$850,000

 Property Resources

PRPOERTY INFO

Zoning: B2

Acreage: 1.8 Acres

Structures:

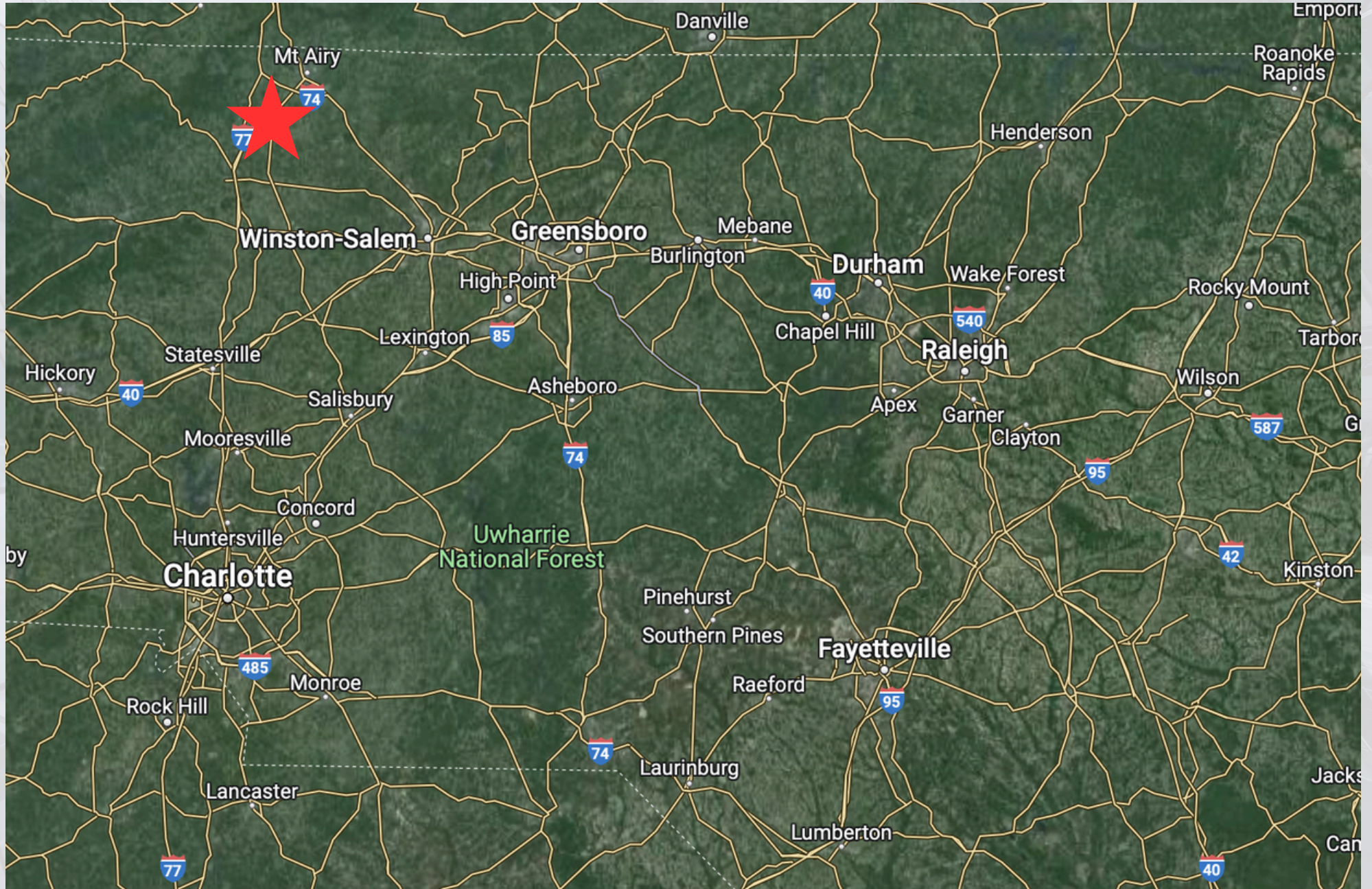
8440 SF Metal Building, Currently Vacant

Located one block from the main intersection in Dobson, NC

Traffic Count: 9,252 VPD

Dobson: Prime location to access Yadkin valley wine region.

LOCATION



PROPERTY



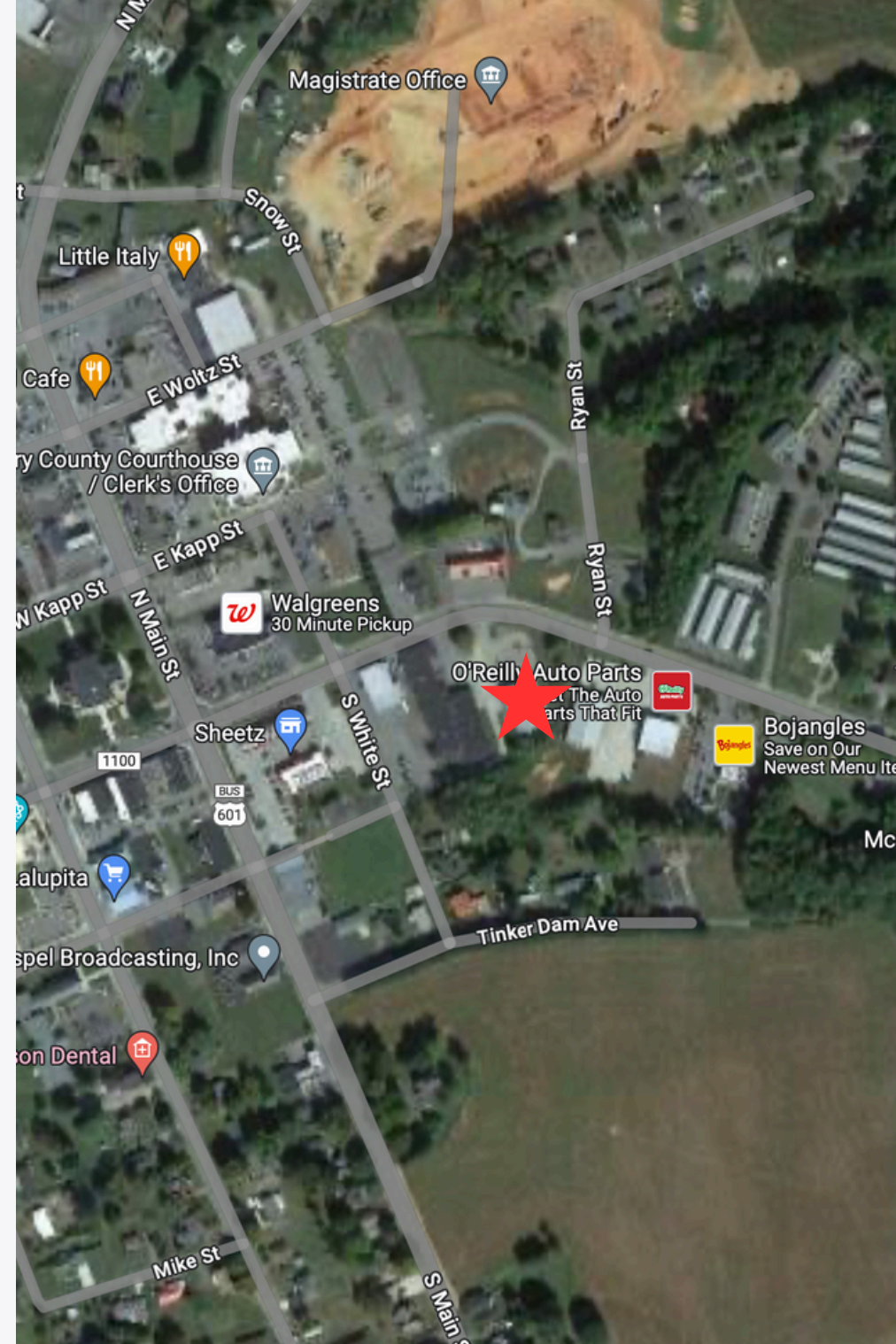


DOBSON NORTH CAROLINA

Dobson, NC holds a charming allure with its picturesque landscapes and small town warmth. It serves as a gateway to the stunning Yadkin Valley wine region, drawing in tourists and wine enthusiasts year round. With its acclaimed vineyards and wineries, owning a retail building in Dobson presents a lucrative opportunity to tap into the thriving tourism industry. Additionally, Dobson's strategic position along major transportation routes ensures excellent accessibility and visibility for businesses, making it an ideal investment destination for those looking to capitalize on both local and tourist traffic.

DEMOGRAPHICS

	1-MILE	3-MILES	5-MILES
POPULATION			
2010	1,845	5,084	9,761
2023	1,700	4,756	9,176
2028	1,669	4,684	9,047
HOUSEHOLDS			
2010	678	1,869	3,665
2023	625	1,746	3,438
2027	613	1,718	3,386
AVG. INCOME	\$64,139	\$67,992	\$66,396
VPD	9,252		



DISCLAIMERS

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