



# BRODIE ROAD WATERFRONT PROJECT

Brodie Road, D'Iberville, MS 39533

SCOTT DELANO • PRINCIPAL

OFFICE: 228.276.2700

MOBILE: 228.806.7418

sdelano@southeastcre.com



## PROPERTY DESCRIPTION

Southeast Commercial is pleased to offer 13.26 acres FOR SALE located off of Brodie Road in D'Iberville, MS. The property sits on Biloxi Back Bay, with 628' of water frontage. Property is zoned WF Waterfront and is suitable for residential, commercial, or an office development use. The seller prefers a sale, but will entertain other opportunities.

## OFFERING SUMMARY

Sale Price:	\$4,500,000
Lot Size:	13.26 Acres
Zoning:	WF Waterfront

LAND FOR SALE

## PROPERTY SUMMARY





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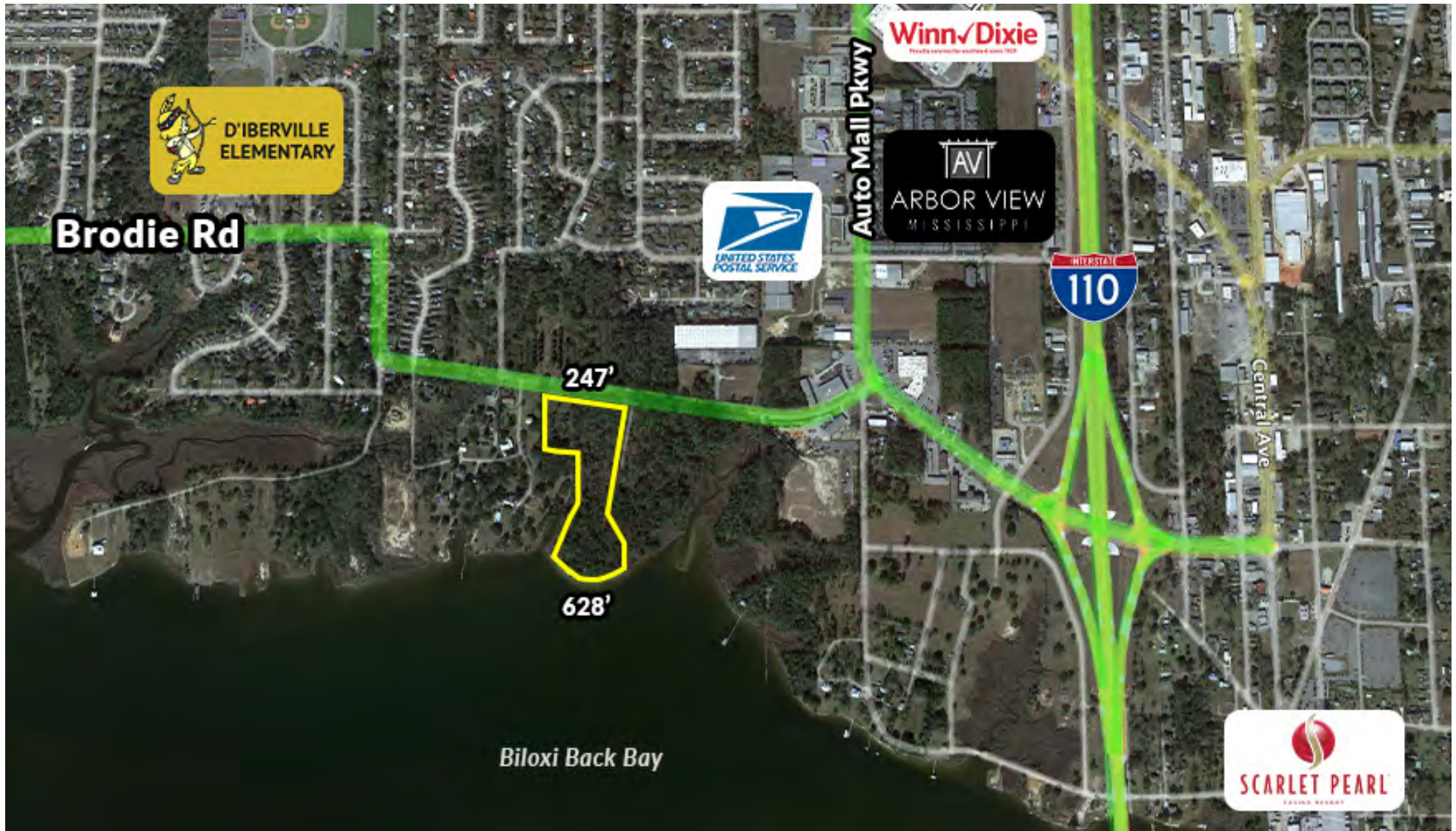
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LAND FOR SALE

AERIAL



SOUTHEAST  
COMMERCIAL  
REAL ESTATE





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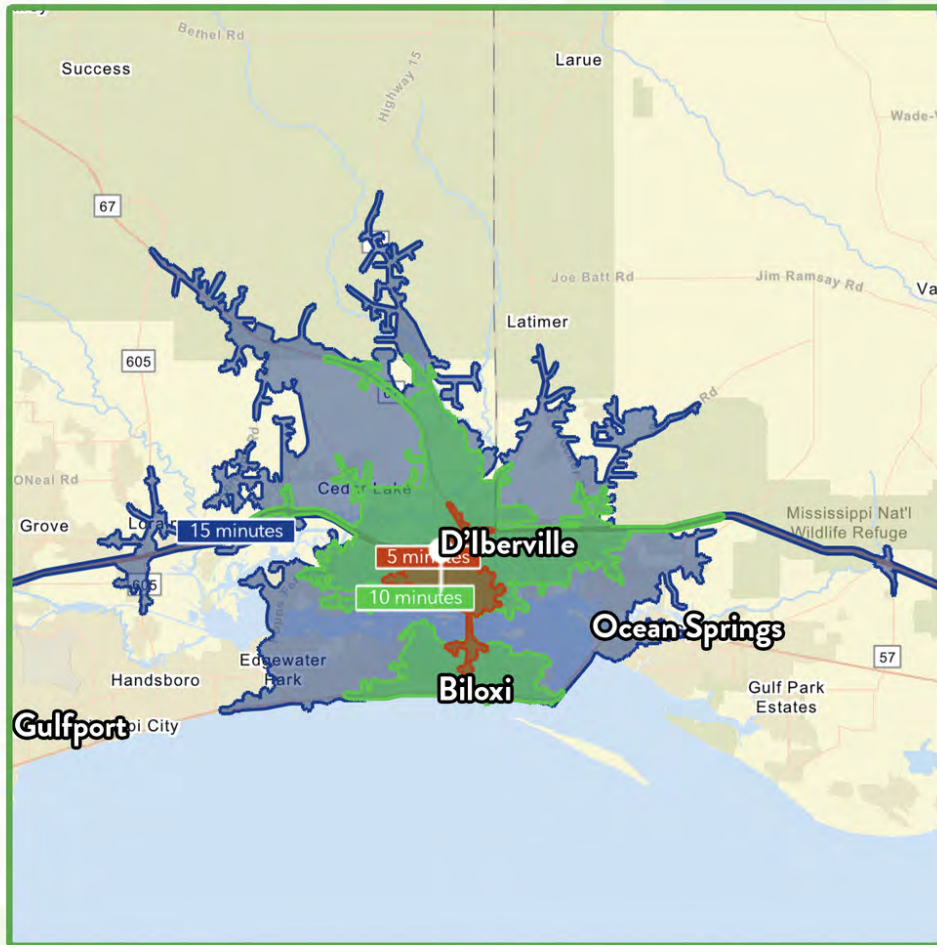
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**\$79,824**

Average Household Income within 15 minutes of site.



**37.3**

Median Age Within 15 minutes of site.



**35,390**

Number of housing units within 15 minutes of site.

2023 Demographics	5 Minutes	10 Minutes	15 Minutes
Population	6,508	37,122	78,959
Average HH Income	\$78,516	\$73,129	\$79,824
2028 Projections	5 Minutes	10 Minutes	15 Minutes
Population	6,748	38,251	80,588
Average HH Income	\$88,273	\$82,868	\$89,305

### Travel Time to Site

- 5 Minutes
- 10 Minutes
- 15 Minutes

LAND FOR SALE

## AREA DEMOGRAPHICS



**SOUTHEAST COMMERCIAL REAL ESTATE**