

# Liberty Park-Available Land

I-64/WV 34/US 35 | Teays Valley, WV

[PROPERTY VIDEO](#)



## Highlights:

- Available  $\pm 7.5$  and  $\pm 1.6$  acres centrally located between WV's two largest cities— Charleston and Huntington
- Located in fast growing Putnam County, WV
- High Incomes
- Zoning-C2
- Highly visible and accessible via connector road to WV 34 (Exit 39) and I-64 interchange and to US 35 (Exit 40)/I-64 interchange
- Most utilities are to the site
- Expansion acreage available adjacent to Liberty Park
- Next to Home Depot, Sleep Inn & MainStay Suites hotel and a proposed Texas Roadhouse restaurant

## Area Businesses:

Target, Michaels, Dunham's Sports, Aldi, Petco, Planet Fitness, Home Depot, Big Sandy Furniture, Dollar Tree, Five Below, Panera Bread, GNC, Cato Fashions, Wingstop, Anytime Fitness, Jersey Mike's Subs, Advance Auto Parts, Bob Evans, Applebee's, Sleep Outfitters, Krogers, Dollar General, Holiday Inn Express, Exxon/Arby's, Dunkin' Donuts, Buffalo Wild Wings Go, Red Roof Inn, Five Guys Burgers, McDonalds, Starbuck's and many more.



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## DEMOGRAPHICS (2025 Forecast-Esri)

	<u>5 miles</u>	<u>7 Miles</u>	<u>10 miles</u>	<u>WV</u>
Population	26,369	56,209	93,494	N/A
Households	10,641	23,247	39,584	N/A
Average HH Income	\$121,996	\$100,819	\$95,443	\$81,211
Median HH Income	\$100,538	\$76,334	\$71,338	\$59,513

## TRAFFIC COUNTS

	<u>I-64</u>	<u>WV 34</u>
Average Daily Traffic	52,972	22,152



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