

SALE

14 ACRES FOR SALE ON DAHLGREN ROAD IN KING GEORGE COUNTY

Dahlgren Road King George, VA 22485



PROPERTY DESCRIPTION

14 Acre Parcel for Sale on Dahlgren Road

PROPERTY HIGHLIGHTS

- Prime 14-Acre Development Opportunity – High-Traffic Location in King George County!
- Zoned A-2 – Ideal for a variety of uses
- High Visibility – Located on Dahlgren Road (12,000 VPD) for maximum exposure
- Strategic Location – Adjacent to the former King George Middle School
- Retail & Amenities Nearby – Minutes from Food Lion, Sheetz, O'Reilly's Auto Parts, etc....
- Growing Community – Close to King George Middle & High School
- Act Now! Contact us today for details!

OFFERING SUMMARY

Sale Price:	\$320,000
Lot Size:	14 Acres

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	214	5,378	12,164
Total Population	587	14,105	31,540
Average HH Income	\$108,188	\$97,100	\$95,892

Donny Self, CCIM
(540) 842-6202



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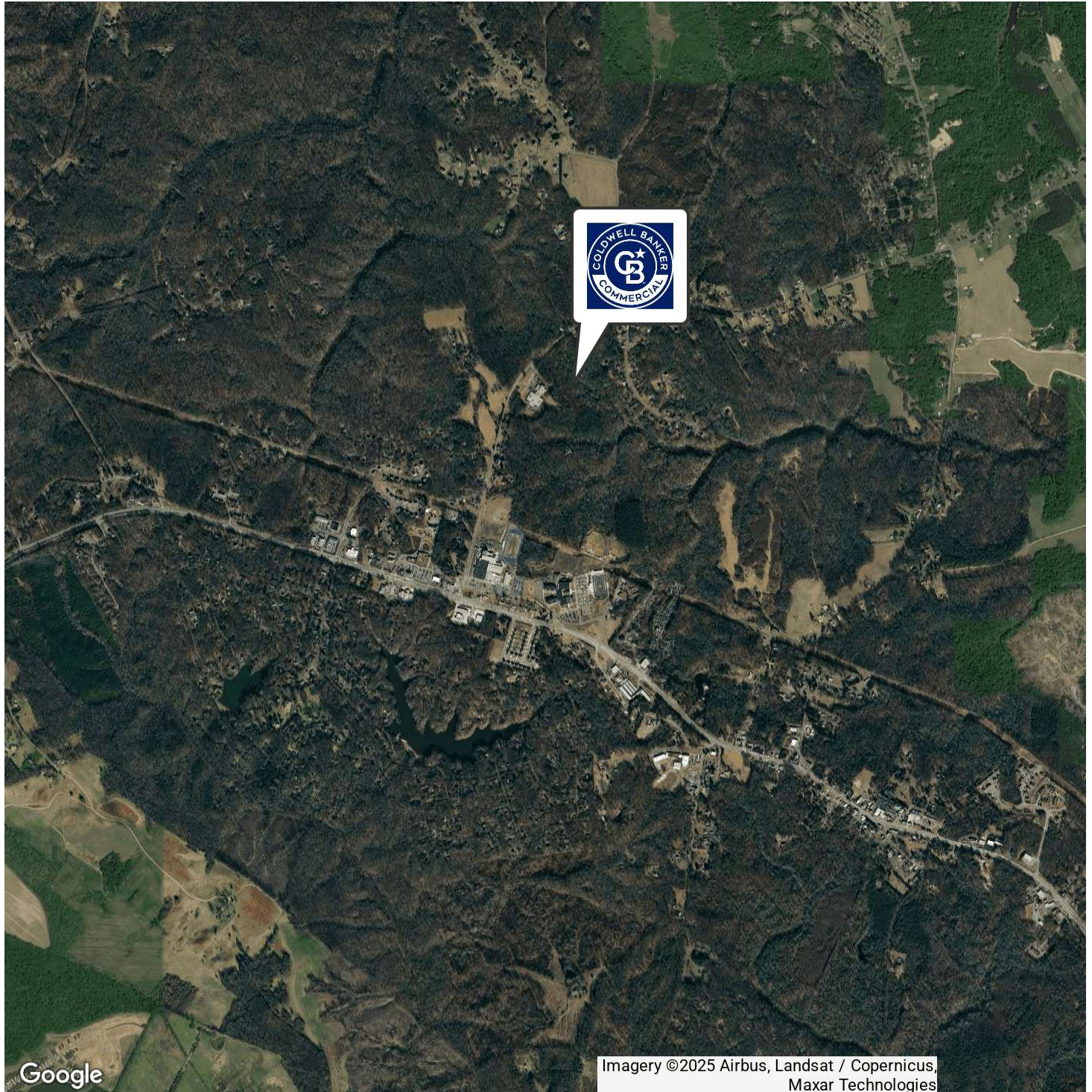


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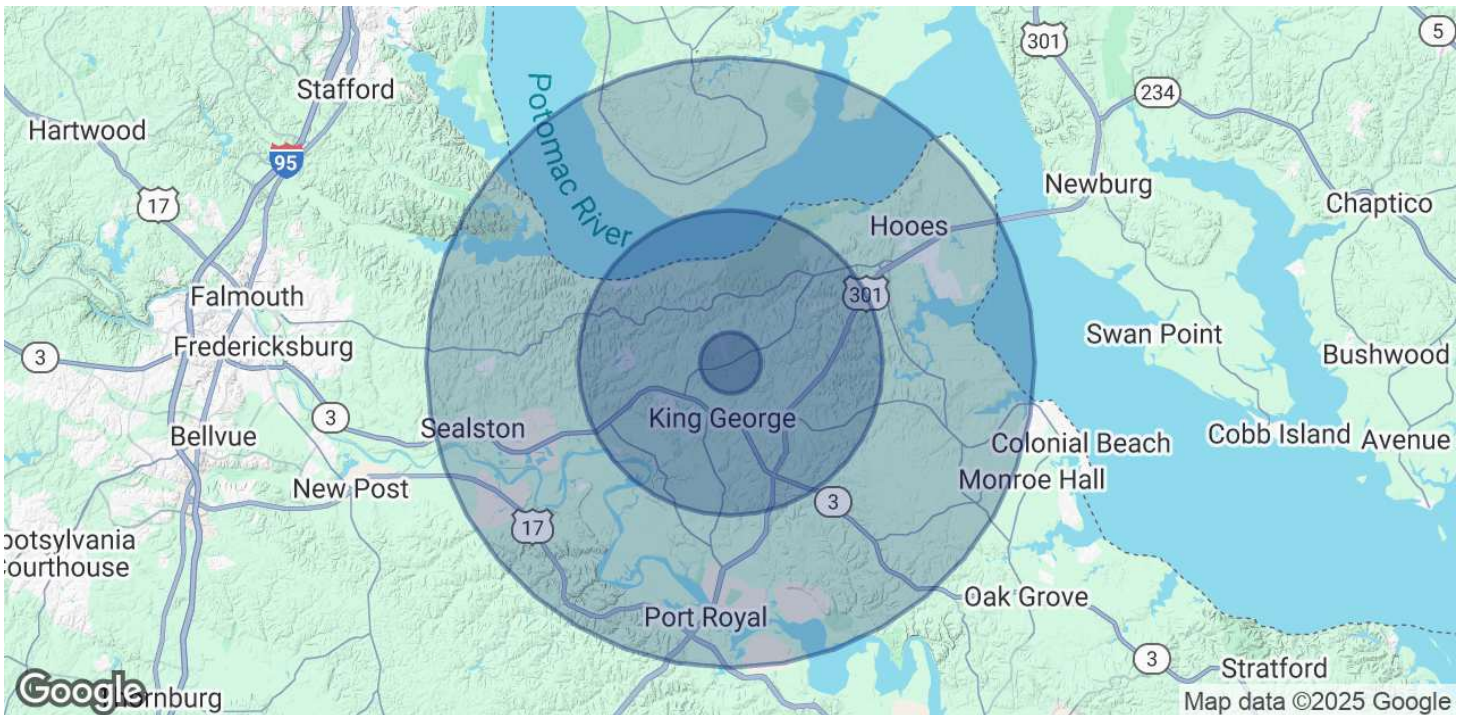
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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	587	14,105	31,540
Average Age	42.8	38.3	39.4
Average Age (Male)	38.2	36.8	37.5
Average Age (Female)	45.3	38.9	40.3

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	214	5,378	12,164
# of Persons per HH	2.7	2.6	2.6
Average HH Income	\$108,188	\$97,100	\$95,892
Average House Value	\$342,008	\$284,558	\$313,123

2020 American Community Survey (ACS)

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