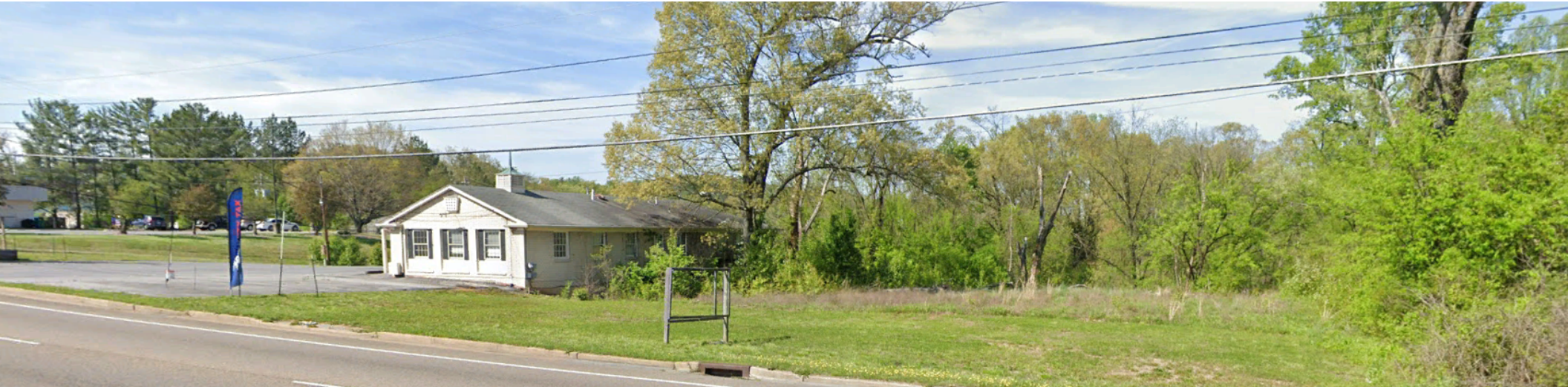




LAND FOR SALE

KINGSPORT, TN 37663



PROPERTY DESCRIPTION

Both lots are sold together

PROPERTY HIGHLIGHTS

- Close Proximity to Interstate 81
- Highly Visible
- 3.78 +/- Acres
- ADTC: 28K
- Easy ingress/egress

OFFERING SUMMARY

Sale Price:	\$1,100,000
Lot Size:	3.78 Acres
Traffic Count:	28,000

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	8,288	23,480	66,638
Total Population	17,551	48,228	138,446
Average HH Income	\$70,312	\$64,152	\$64,218

TOMMY PERRIGAN

423.967.3080
tommy@ira-realty.com





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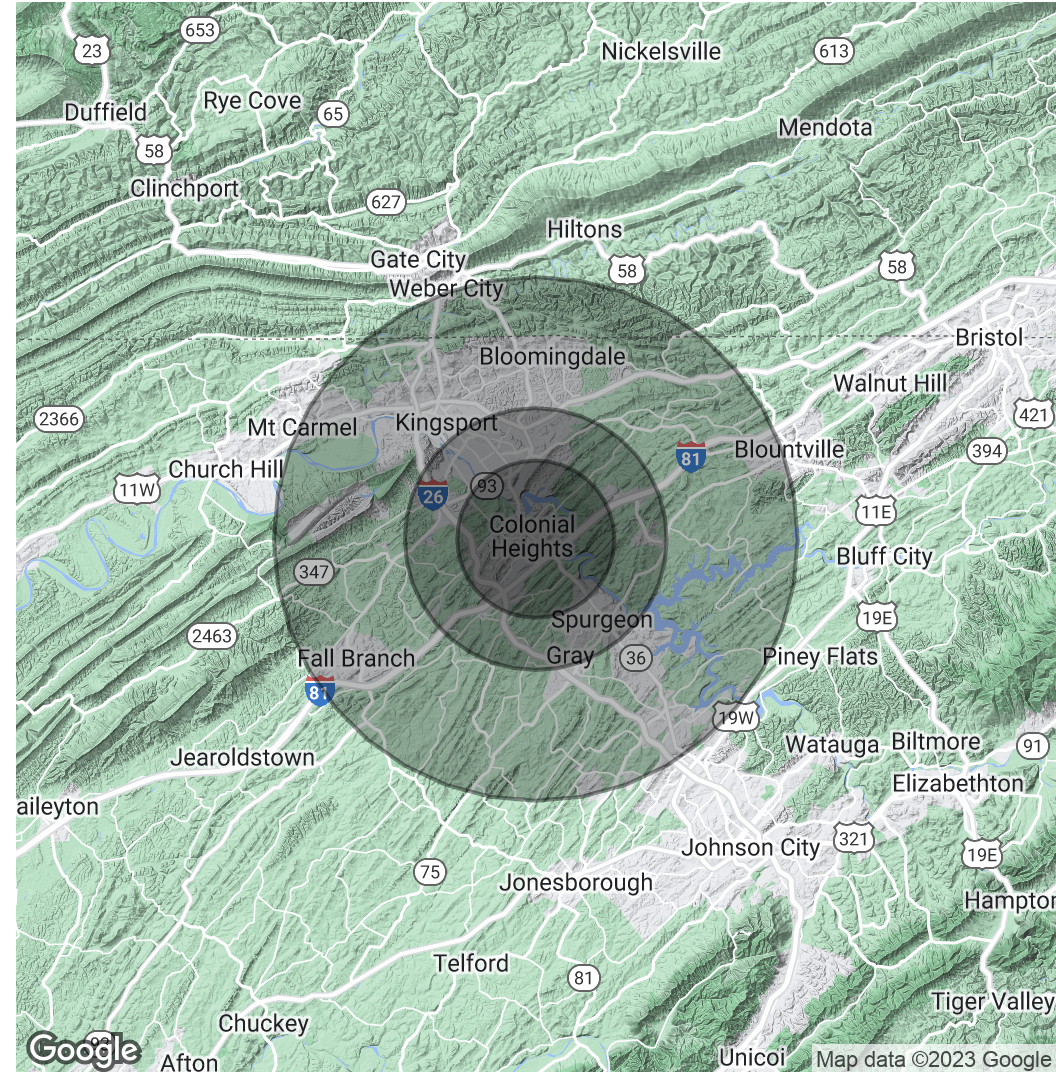




LAND FOR SALE

POPULATION	3 MILES	5 MILES	10 MILES
Total Population	17,551	48,228	138,446
Average Age	46.6	46.6	45.4
Average Age (Male)	45.4	44.1	43.1
Average Age (Female)	47.3	48.6	46.7
HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	8,288	23,480	66,638
# of Persons per HH	2.1	2.1	2.1
Average HH Income	\$70,312	\$64,152	\$64,218
Average House Value	\$184,484	\$170,358	\$175,000

* Demographic data derived from 2020 ACS - US Census



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