



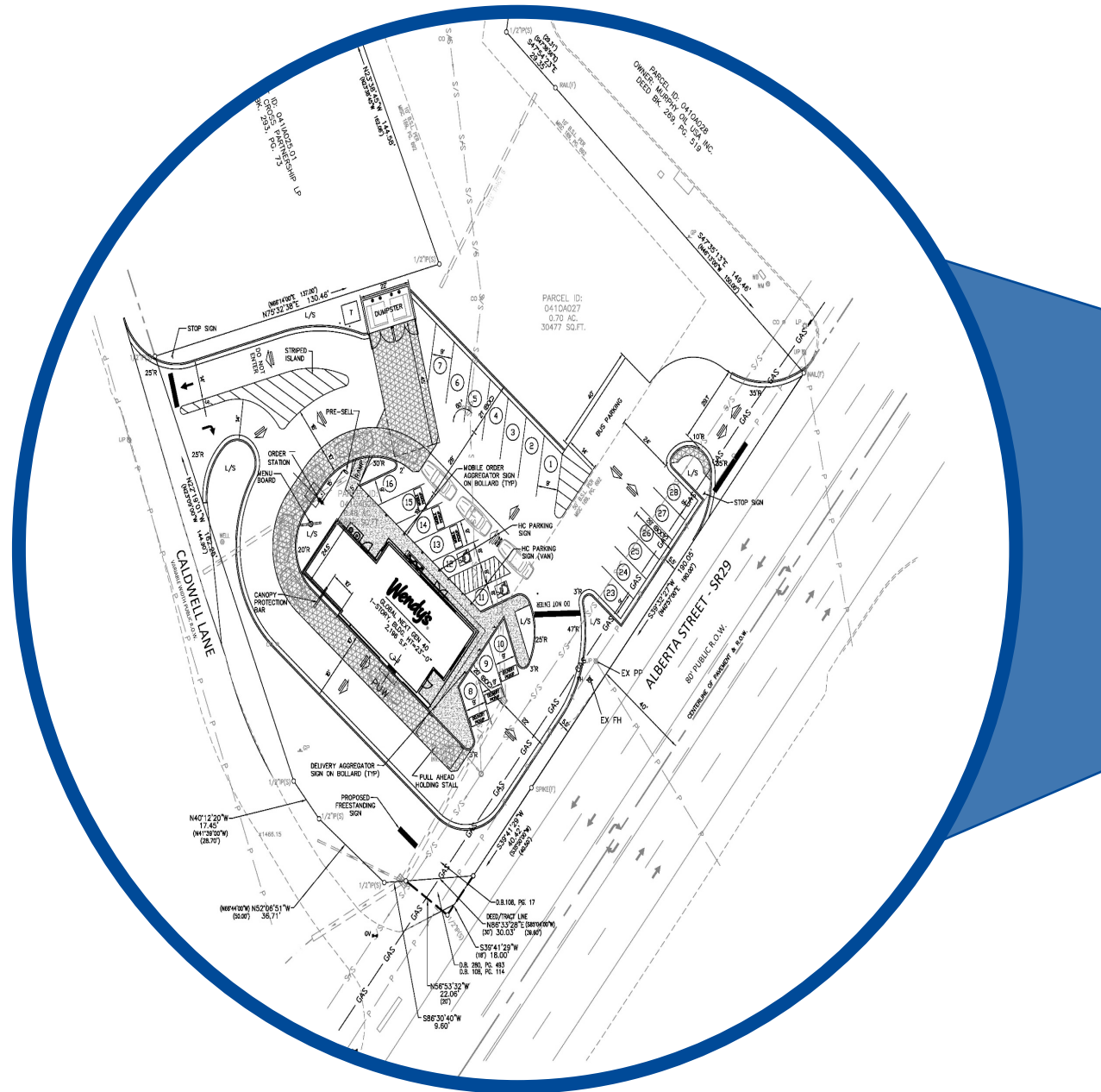
Jake Brewer, CCIM
Principal Broker

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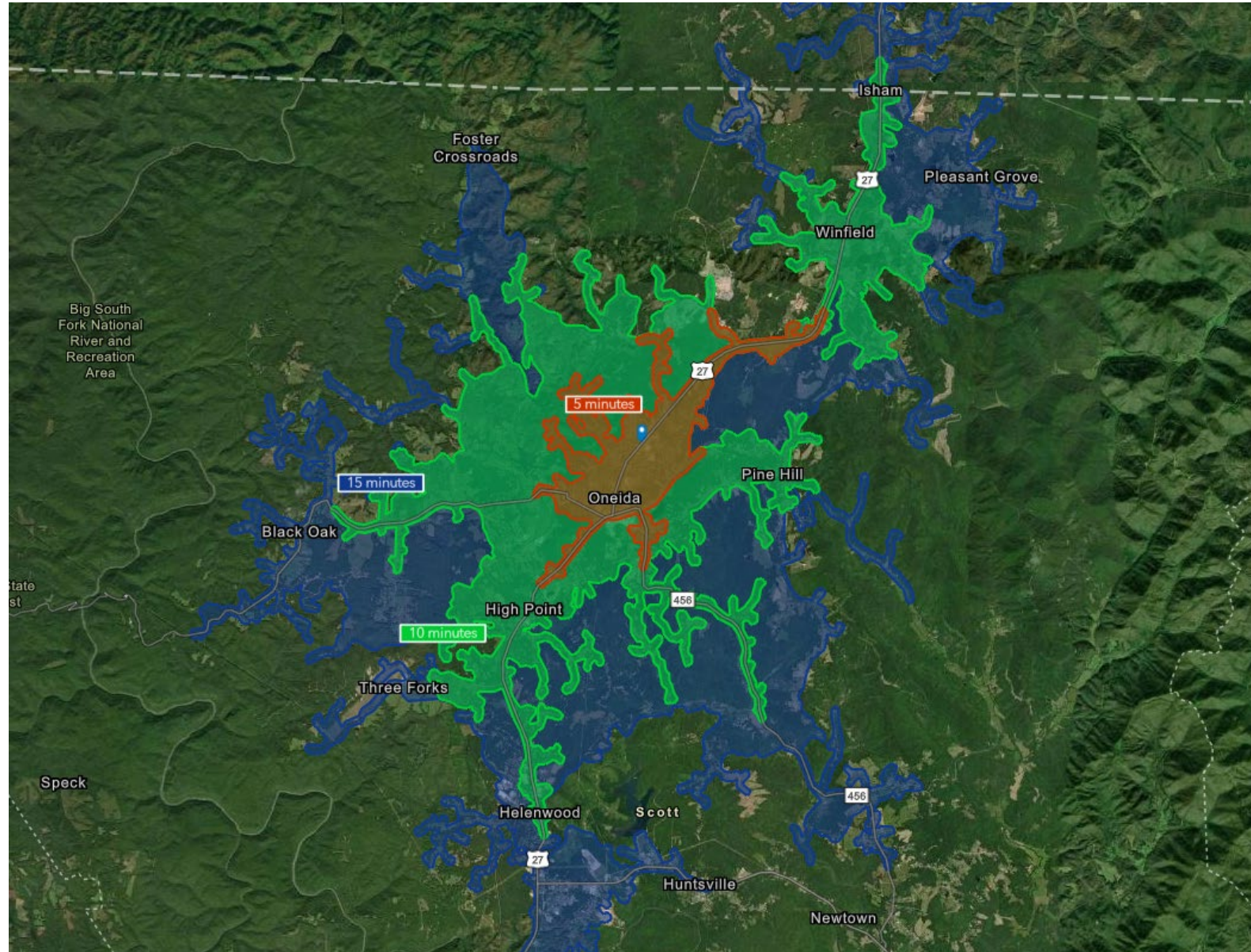
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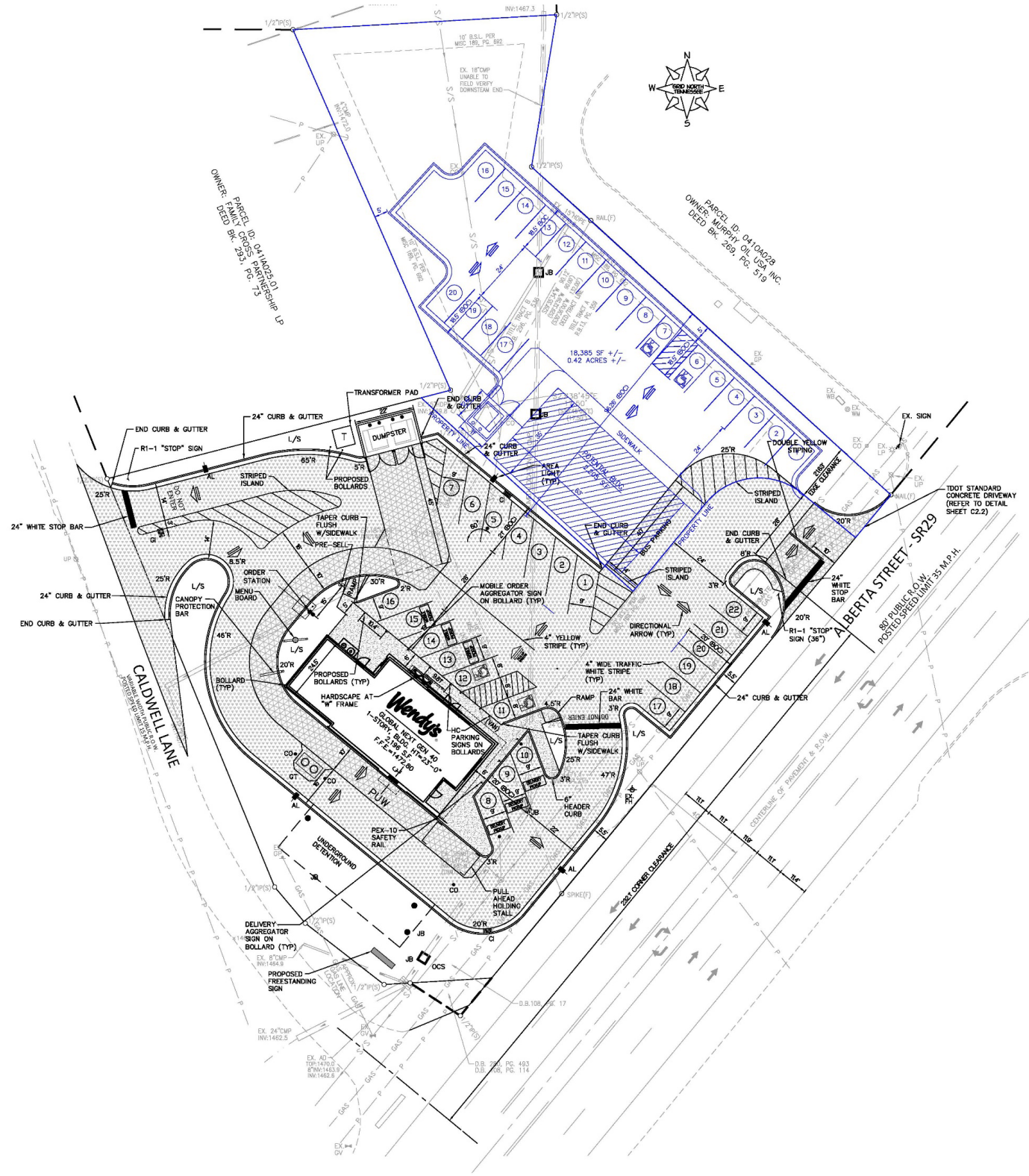
DEMOGRAPHICS



| Variable | 19723 Alberta St., Oneida, TN 37841 | | |
|----------------------------------|--|------------|------------|
| | 5 Minutes | 10 Minutes | 15 Minutes |
| 2023 Median Household Income | \$26,678 | \$36,159 | \$36,069 |
| 2023 Total Population | 2,491 | 6,825 | 11,492 |
| 2023 Total Daytime Population | 4,844 | 8,373 | 12,257 |
| 2023 Total (SIC01-99) Businesses | 265 | 359 | 487 |
| 2023 Total (SIC01-99) Employees | 2,848 | 3,472 | 4,428 |
| 2023 Median Age | 42.1 | 40.9 | 41.0 |
| 2023 Male Population | 1,180 | 3,318 | 5,639 |
| 2023 Female Population | 1,311 | 3,507 | 5,853 |

PAD SITE AVAILABLE NEXT TO FUTURE WENDY'S

19723 Alberta St., Oneida, TN 37841



- +/- .42 acres in the heart of Oneida on Alberta St.
- Directly across from Walmart and connecting parcels with future Wendy's, currently under construction.
- Available for sale or ground lease



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