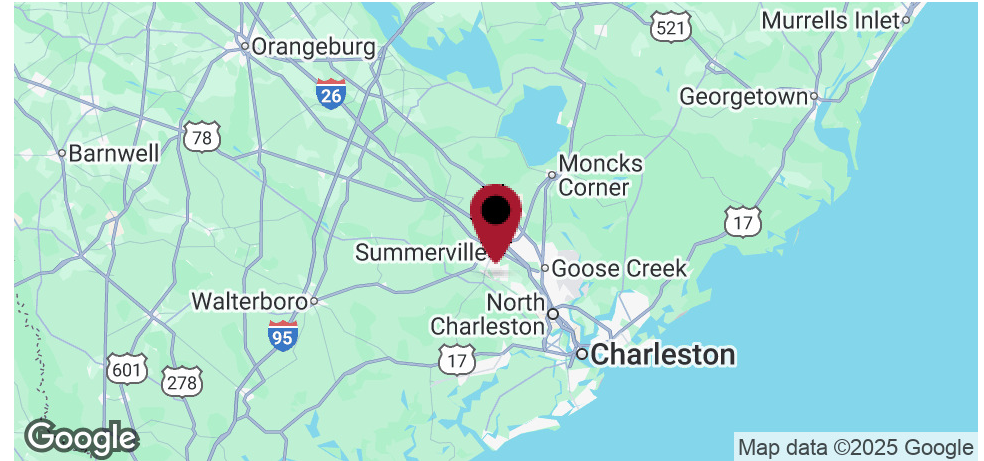


# 1960 OLD TROLLEY ROAD



1960 OLD TROLLEY RD, SUMMERVILLE, SC 29485



## OFFERING SUMMARY

County	Dorchester
Sale Price	\$1,150,000
Cap Rate	5.75%
NOI	\$66,179
Lot Size	0.68 Acres
Year Built	1981
Building Size SF	1,183
Zoning	CG
Traffic Count	30,000
Traffic Street	Old Trolley Rd
Average HH Income (0.5 Miles)	\$82,651

## PROPERTY OVERVIEW

Great NNN investment with strong Real Estate Fundamentals. Tenant has exercised the first option. No more options available.

Property was a former bank, with drive-thru infrastructure. Great visibility, high traffic count, great access!!

Avis Car Rental is Tenant.

**SALE PRICE: \$1,150,000**



# 1960 OLD TROLLEY ROAD



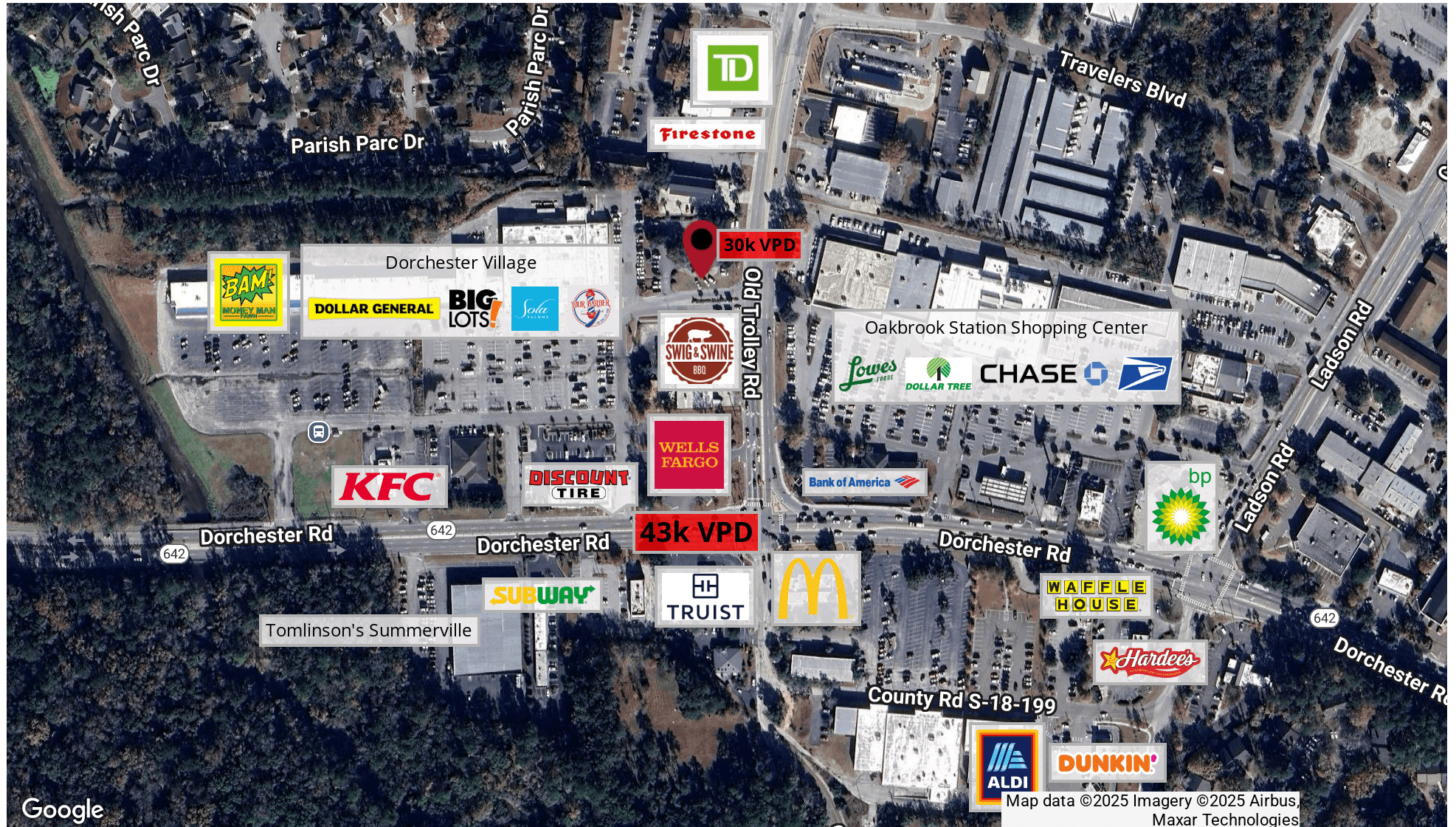
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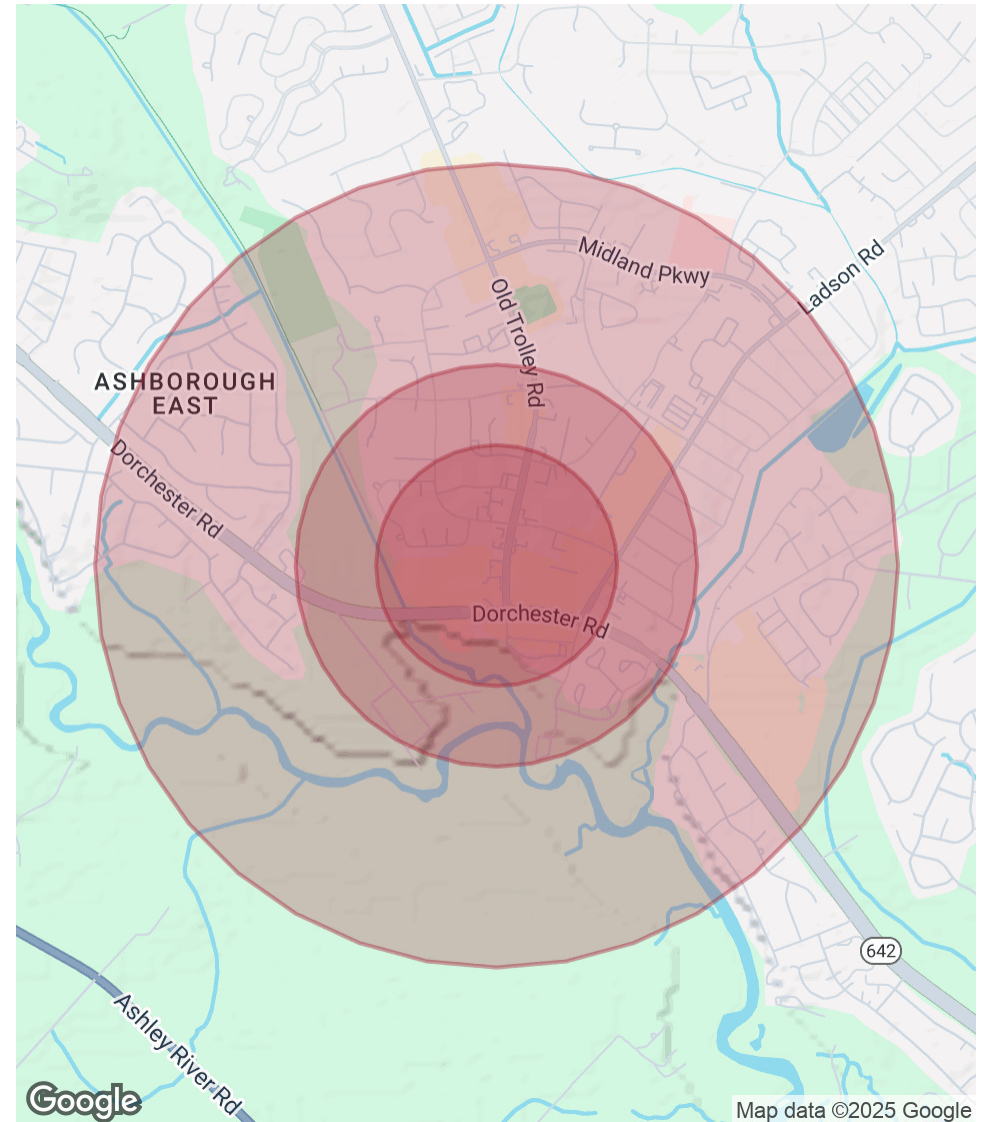
1960 OLD TROLLEY RD, SUMMERVILLE, SC 29485

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	547	1,877	7,735
Average Age	39	40	40
Average Age (Male)	37	37	37
Average Age (Female)	40	41	41

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	224	819	3,138
# of Persons per HH	2.4	2.3	2.5
Average HH Income	\$90,327	\$82,651	\$90,469
Average House Value	\$276,632	\$266,836	\$286,005

*Demographics data derived from AlphaMap*





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