

# GROUND LEASE - SODDY DAISY

## 9339 DAYTON PIKE-A, SODDY DAISY, TN 37379



### PROPERTY HIGHLIGHTS

- » Ground Lease - \$84,000 / year
- » 0.76 acre site positioned directly across street Walmart Shopping Center
- » Level lot, with 135 ft of road frontage
- » Utilities on site, including sewer, electric, water, and gas - no detention required
- » The site is located between a Taco Bell and Scenic Suds Carwash
- » Zoning: C-2

### DEMOGRAPHICS

	3-Mile	5-Mile	7-Mile
	17,531	39,678	60,959
	\$69,373	\$79,508	\$85,399
	9,059 AADT (Dayton Pike) 30,328 AADT (US Hwy 27)		

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