

**PROPERTY DESCRIPTION**

Turn-key bank branch building with access and visibility off Pinson Valley Parkway! Beautiful lobby and full teller/ATM drive through. Ample parking on-site, and nice upstairs back-office space with conference rooms, break rooms, and several private offices. Gorgeous atrium in the lobby. Multiple vaults. Additional land and pad site on Pinson Valley Pkwy

**PROPERTY HIGHLIGHTS**

- Incredible price at 30% of replacement cost!
- Turn-key bank branch facility
- Additional pad development site on Pinson Valley Pkwy
- Beautiful lobby with full atrium
- Drive thru ATM/teller windows

**OFFERING SUMMARY**

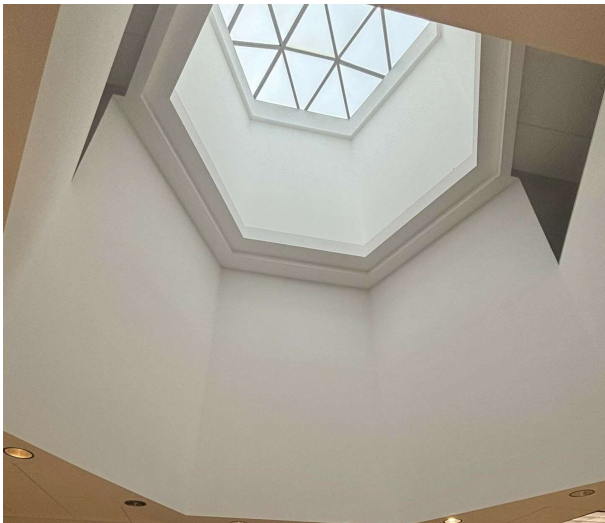
Sale Price:	\$750,000
Building Size:	12,245 SF
Lot Size:	2.03 acres

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	1,478	6,451	14,748
Total Population	3,246	14,619	33,756
Average HH Income	\$57,939	\$56,839	\$51,044

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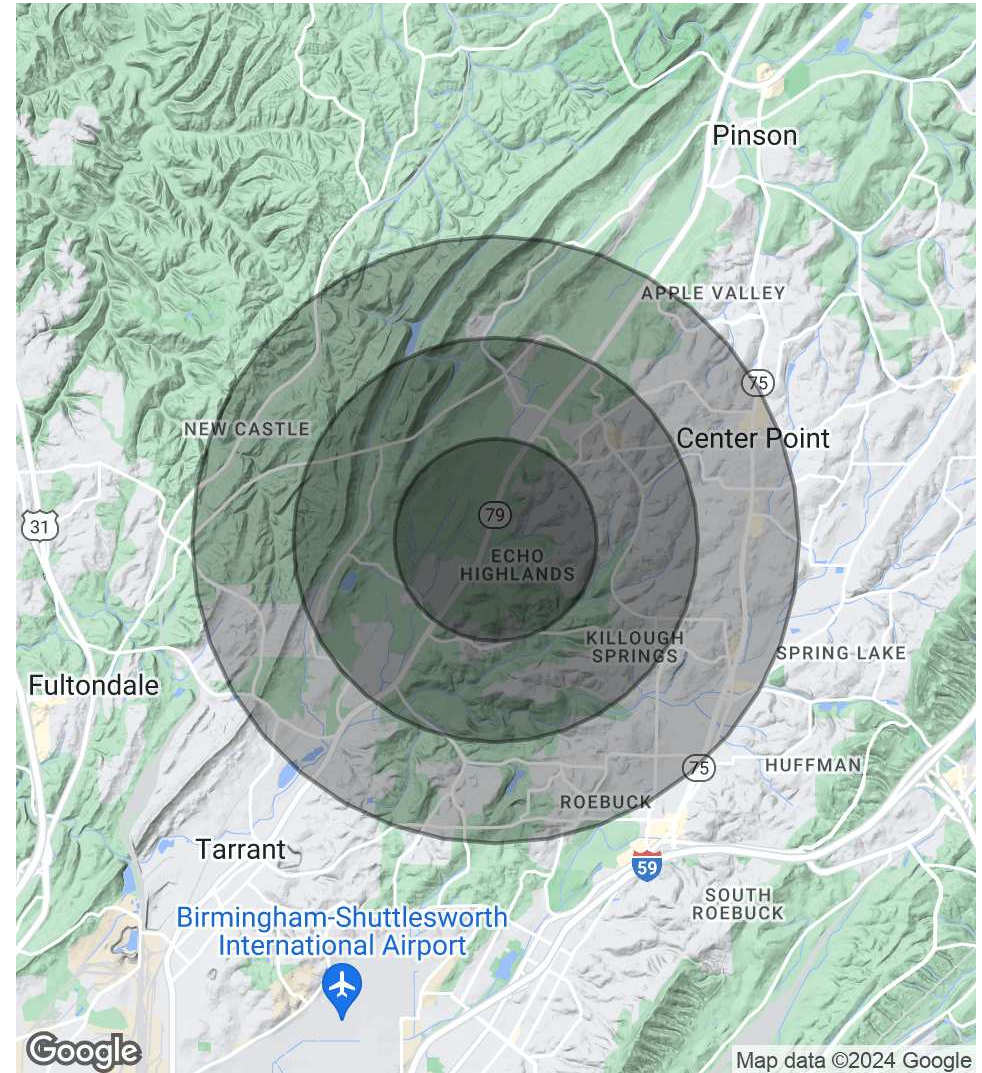


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<b>POPULATION</b>	<b>1 MILE</b>	<b>2 MILES</b>	<b>3 MILES</b>
Total Population	3,246	14,619	33,756
Average Age	39.1	39.3	37.1
Average Age (Male)	35.3	35.5	33.8
Average Age (Female)	45.5	43.6	40.4

<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>2 MILES</b>	<b>3 MILES</b>
Total Households	1,478	6,451	14,748
# of Persons per HH	2.2	2.3	2.3
Average HH Income	\$57,939	\$56,839	\$51,044
Average House Value	\$144,107	\$125,601	\$118,251

2020 American Community Survey (ACS)



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