

SALE

CORNER DEVELOPMENT SITE

SC Hwy. 9 & Foster Rd. Inman, SC 29349



Sale Price

\$195,000

LOCATION OVERVIEW

Located in growing Lake Bowen area, 2 miles from Hwy. 292 and 0.5 mile from New Prospect Elementary School

OFFERING SUMMARY

Lot Size:

+/-2.5 Acres

PROPERTY HIGHLIGHTS

- Corner lot with +/-424 ft. of frontage on SC Hwy. 9
- Ideal for convenience store, storage buildings or small retail center
- Level front acreage, gently sloping back acreage
- 2021 Traffic Count: 8,400 VPD (SC Hwy. 9)
- Spartanburg County Tax Map No: 1-23-15-039.00

Tim Satterfield
864 342 2322



**COLDWELL BANKER
COMMERCIAL
CAINE**

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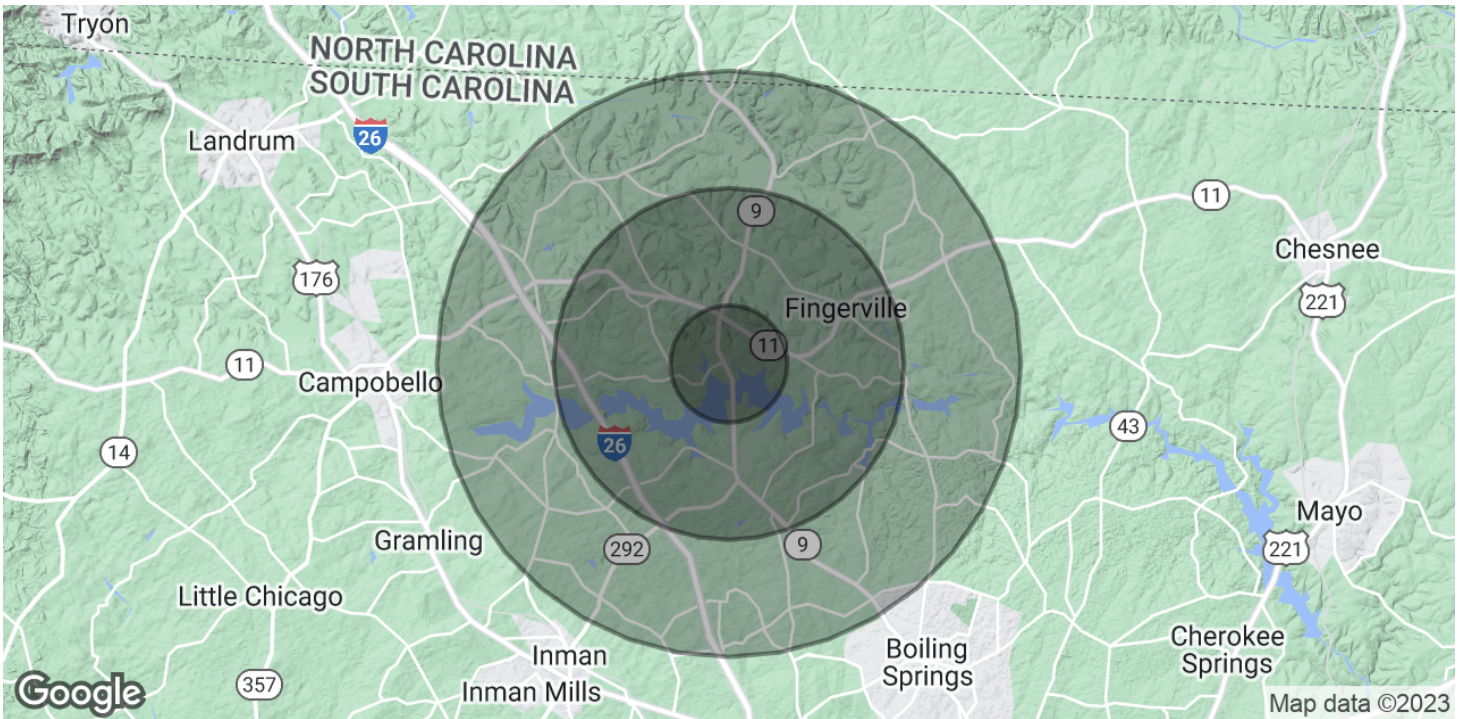


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| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|----------------------|--------|---------|---------|
| Total Population | 1,033 | 6,969 | 19,860 |
| Average Age | 44.3 | 44.9 | 43.8 |
| Average Age (Male) | 40.3 | 41.5 | 42.5 |
| Average Age (Female) | 45 | 45.3 | 43.3 |

| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| Total Households | 460 | 2,950 | 8,401 |
| # of Persons per HH | 2.2 | 2.4 | 2.4 |
| Average HH Income | \$72,331 | \$82,070 | \$74,982 |
| Average House Value | \$225,739 | \$219,947 | \$188,264 |

* Demographic data derived from 2020 ACS - US Census

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