

BARNES RD.

1445 Barnes Rd, Williamstown, KY 41097



PROPERTY DESCRIPTION

Welcome to an unparalleled opportunity in the heart of Williamstown, Kentucky. This pristine development land tract presents a strategic investment in a prime location, poised for transformative growth. Spanning acres of untapped potential, this development land offers a blank canvas for visionary developers and investors. Situated amidst scenic landscapes and growing infrastructure, it promises an ideal setting for residential, commercial, or mixed-use projects. With immediate access to interstate I-75 and urban amenities, this parcel is a gateway to endless possibilities. Explore the boundless prospects for expansion and innovation on this promising plot of land in Williamstown. Seize the chance to shape the future of this thriving community with this exceptional development land tract. Inquire now to embark on a journey towards unlocking the full potential of this prime real estate opportunity!

PROPERTY HIGHLIGHTS

- 100+/- Acres

OFFERING SUMMARY

Sale Price:	\$2,600,000
Lot Size:	100 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	115	1,614	3,514
Total Population	319	3,858	8,185
Average HH Income	\$49,820	\$53,111	\$56,761

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

DERRICK PLUNKETT

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Florence, KY 41042

LAND FOR SALE

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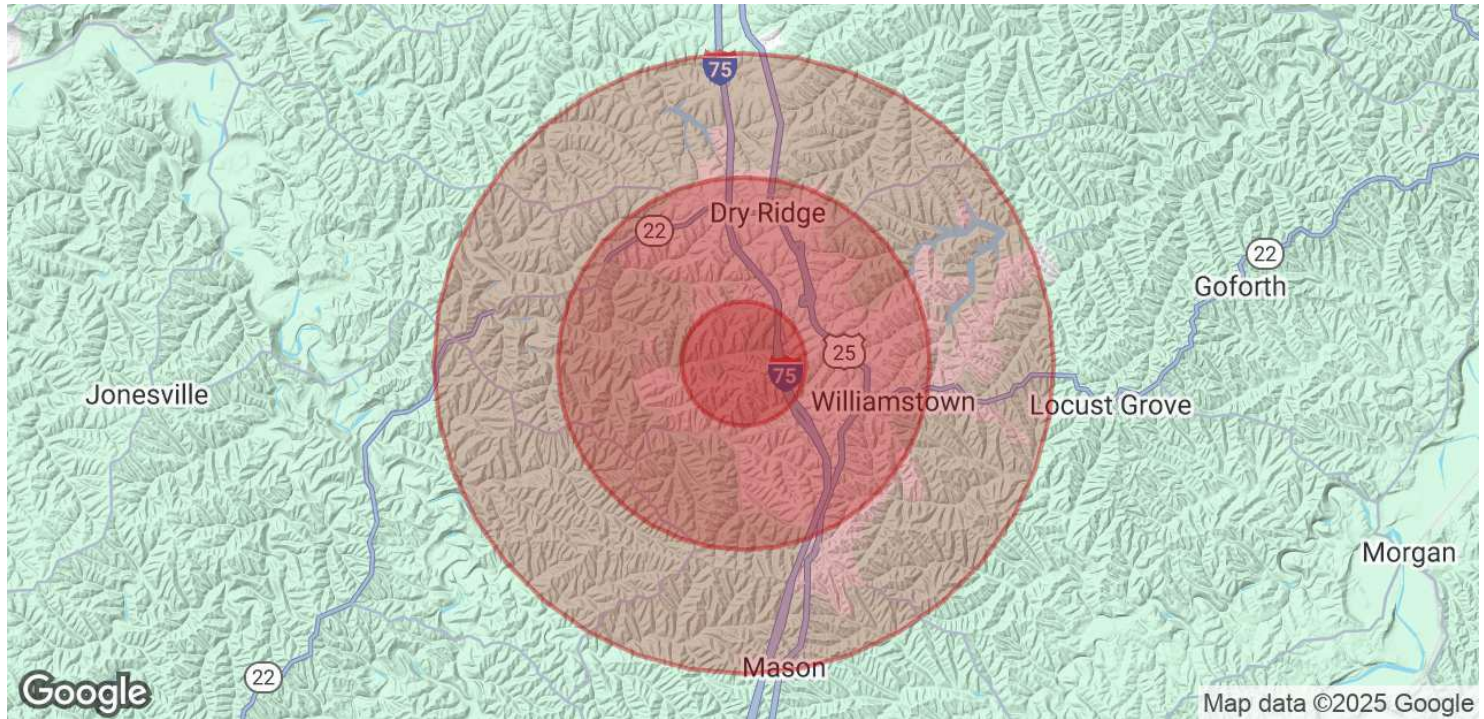
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	319	3,858	8,185
Average Age	38.7	35.9	37.5
Average Age (Male)	36.6	34.7	36.8
Average Age (Female)	39.1	40.1	40.1

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	115	1,614	3,514
# of Persons per HH	2.8	2.4	2.3
Average HH Income	\$49,820	\$53,111	\$56,761
Average House Value	\$141,295	\$146,623	\$156,621

2020 American Community Survey (ACS)

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