

70 Acres Prime Commercial | Industrial Land

212 Resource Drive | Beckley, West Virginia

Paramount Development Corporation
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Full Access along Beckley Bypass | 15,000+ VPD
Zoned I-1 Industrial | Commercial Development Opportunity
Immediately Adjacent to Primary Retail Corridor
Walmart, Sam's Club, Lowe's, Kohl's, Food Lion, Aldi
Kroger, Academy Sports, Hobby Lobby, TJ Maxx
All Major QSR's and Banks, Etc.

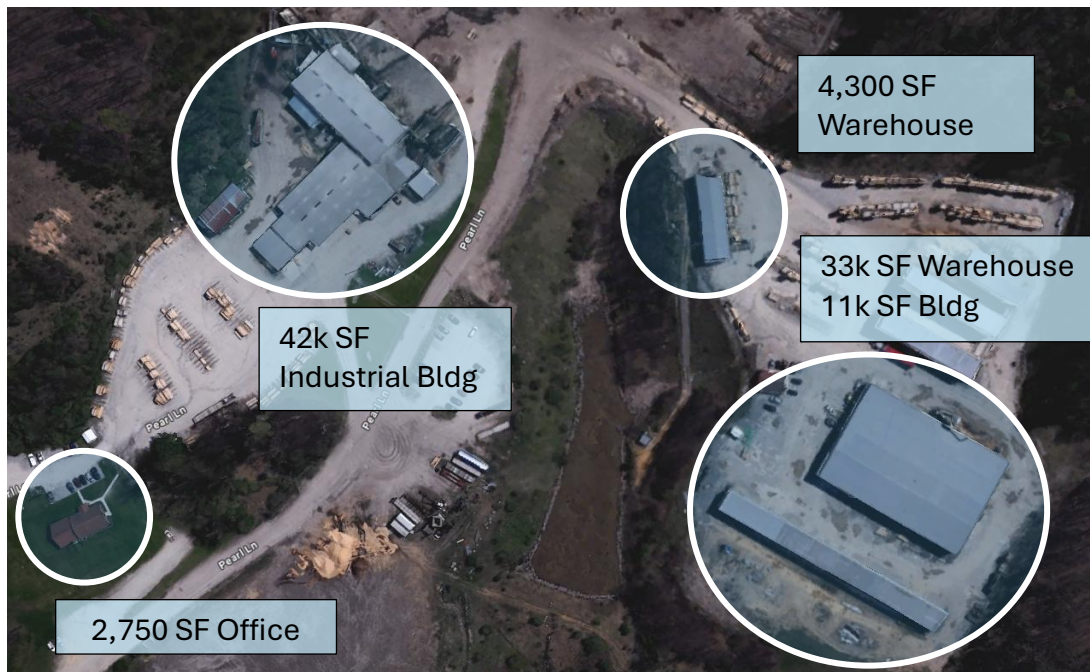


Industrial Park | Business Park | Outparcels

Warehouse | Office | Land | Laydown



Additional 20 Acres Available



Summary Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 37.8065/-81.1753

124 Pearl Ln Beckley, WV 25801	3 mi radius	5 mi radius	10 mi radius	30 min drive time
Population				
2025 Estimated Population	24,661	36,394	64,831	73,632
2030 Projected Population	23,678	34,954	62,305	70,244
2020 Census Population	25,196	37,667	67,087	76,692
2010 Census Population	26,248	39,704	71,273	82,051
Projected Annual Growth 2025 to 2030	-0.8%	-0.8%	-0.8%	-0.9%
Historical Annual Growth 2010 to 2025	-0.4%	-0.6%	-0.6%	-0.7%
2025 Median Age	41.6	41.5	41.8	41.8
Households				
2025 Estimated Households	10,824	15,864	26,691	30,552
2030 Projected Households	10,350	15,168	25,475	28,897
2020 Census Households	11,005	16,263	27,392	31,573
2010 Census Households	11,419	16,933	28,909	33,677
Projected Annual Growth 2025 to 2030	-0.9%	-0.9%	-0.9%	-1.1%
Historical Annual Growth 2010 to 2025	-0.3%	-0.4%	-0.5%	-0.6%
Race and Ethnicity				
2025 Estimated White	81.2%	83.9%	86.6%	87.4%
2025 Estimated Black or African American	13.2%	11.0%	9.1%	8.4%
2025 Estimated Asian or Pacific Islander	1.4%	1.1%	0.8%	0.7%
2025 Estimated American Indian or Native Alaskan	0.1%	0.1%	0.1%	0.1%
2025 Estimated Other Races	4.1%	3.9%	3.4%	3.4%
2025 Estimated Hispanic	2.2%	2.0%	1.8%	1.8%
Income				
2025 Estimated Average Household Income	\$74,141	\$72,616	\$76,315	\$74,391
2025 Estimated Median Household Income	\$47,000	\$48,629	\$52,452	\$52,217
2025 Estimated Per Capita Income	\$32,672	\$31,761	\$31,487	\$30,929
Education (Age 25+)				
2025 Estimated Elementary (Grade Level 0 to 8)	3.4%	3.8%	3.7%	3.7%
2025 Estimated Some High School (Grade Level 9 to 11)	8.1%	8.4%	9.7%	9.9%
2025 Estimated High School Graduate	34.9%	36.4%	38.9%	39.4%
2025 Estimated Some College	19.6%	18.8%	17.7%	17.7%
2025 Estimated Associates Degree Only	8.0%	8.1%	7.9%	7.7%
2025 Estimated Bachelors Degree Only	15.9%	15.2%	13.8%	13.7%
2025 Estimated Graduate Degree	10.1%	9.2%	8.3%	7.8%
Business				
2025 Estimated Total Businesses	1,571	1,911	2,380	2,759
2025 Estimated Total Employees	18,001	22,503	26,222	29,120
2025 Estimated Employee Population per Business	11.5	11.8	11.0	10.6
2025 Estimated Residential Population per Business	15.7	19.0	27.2	26.7