

FOR  
SALE

1.85 ACRES OF LAND



1400 Armory Drive | Franklin, VA 23851

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**GLOBAL**  
REAL ESTATE INVESTMENT



# SUMMARY

**Location** 1400 Armory Drive  
Franklin, Virginia 23851

**Acres** 1.85

**Zoned** B-3

**Traffic Count** 14,000 VPD

**Sale Price** \$700,000.00

## POPULATION

1 MILE	3 MILE	5 MILE
1,467	9,590	12,675

## AVERAGE HOUSEHOLD INCOME

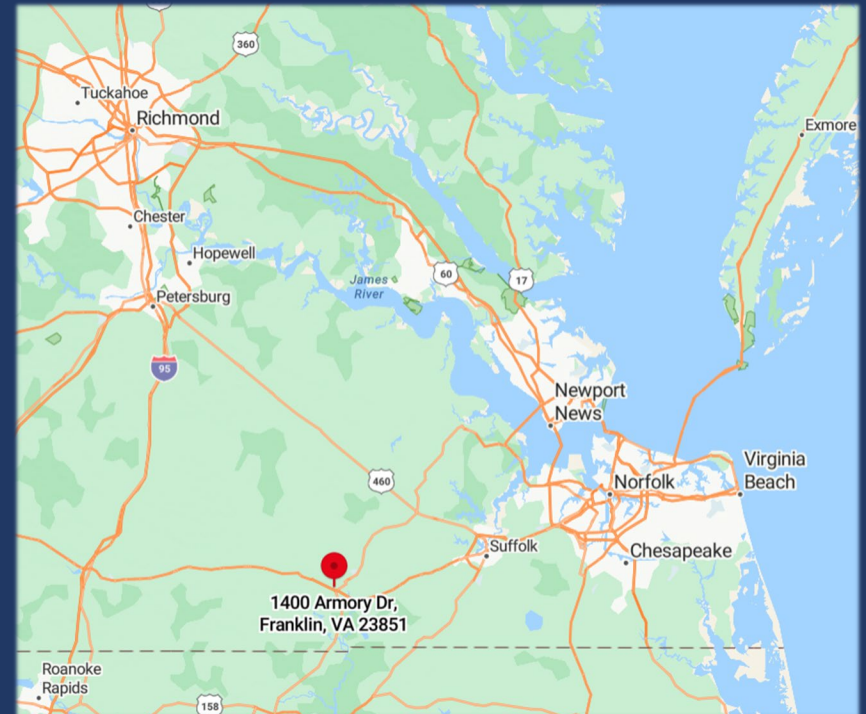
1 MILE	3 MILE	5 MILE
\$59,985	\$61,991	\$65,950

## NUMBER OF HOUSEHOLDS

1 MILE	3 MILE	5 MILE
600	3,927	5,145

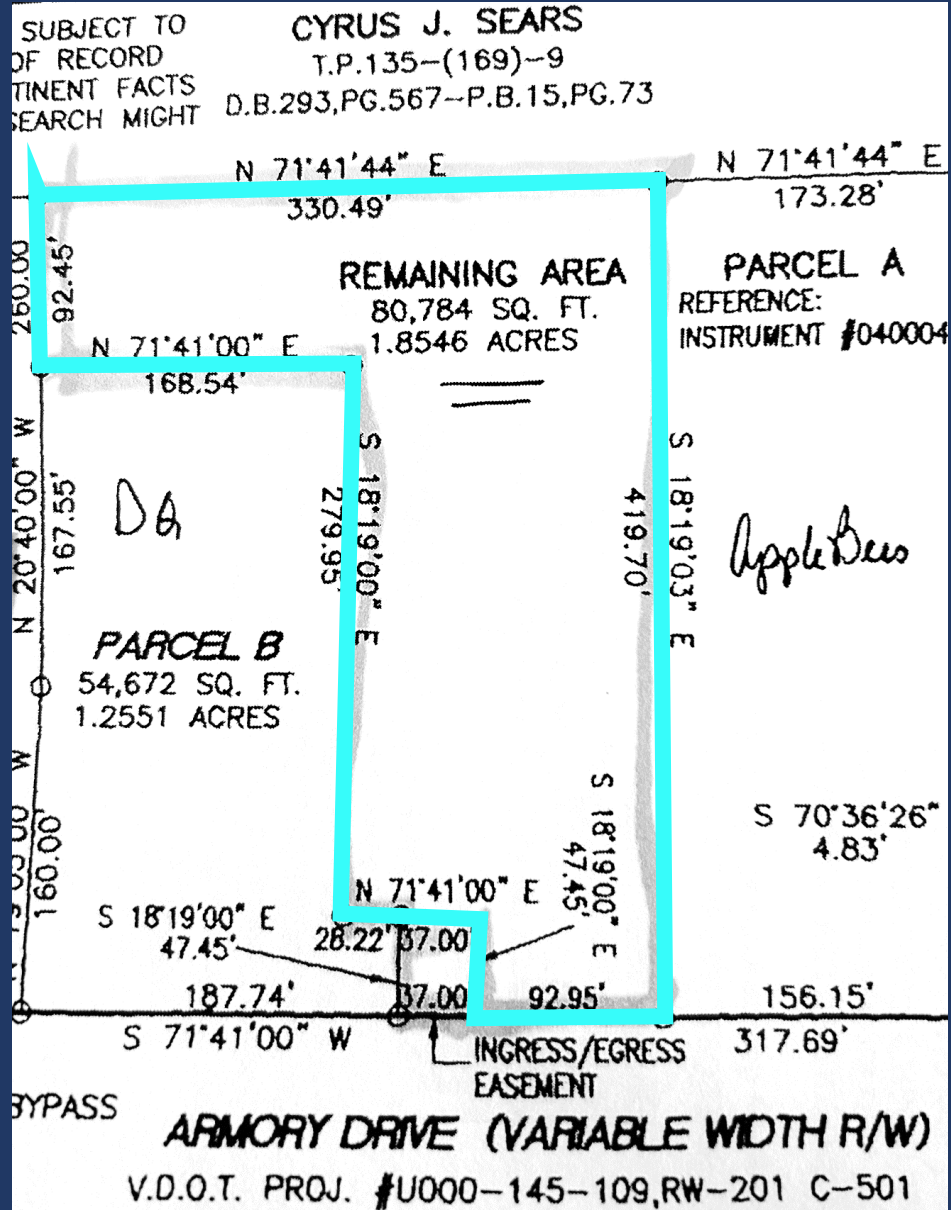
# HIGHLIGHTS

- Highly visible site in prime retail section of Franklin
- Located between Dairy Queen and Applebee's
- Less than 1/2 mile from Route 58
- One mile from Paul D. Camp Community College
- Enterprise Zone





# SURVEY



**MICHAEL P. ZARPAS, PRESIDENT**

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**GLOBAL REAL ESTATE INVESTMENT, INC.**

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