

Hazlehurst Warehouse

3153 County Farm Road, Hazlehurst, MS 39083



PROPERTY SUMMARY

Sale Price: \$699,000

Lot Size: 12.5 Acres

Building Size: 96,000 SF

PROPERTY OVERVIEW

96,000 SF Warehouse on 12.5 acres

PROPERTY HIGHLIGHTS

- Nice office area with wood floors
- 2 dock high doors
- 6 drive-in doors
- 1 foot thick concrete slab
- Additional acreage is available to purchase
- Easy access to I-55 (Less than 100 yards from the I-55 exit)

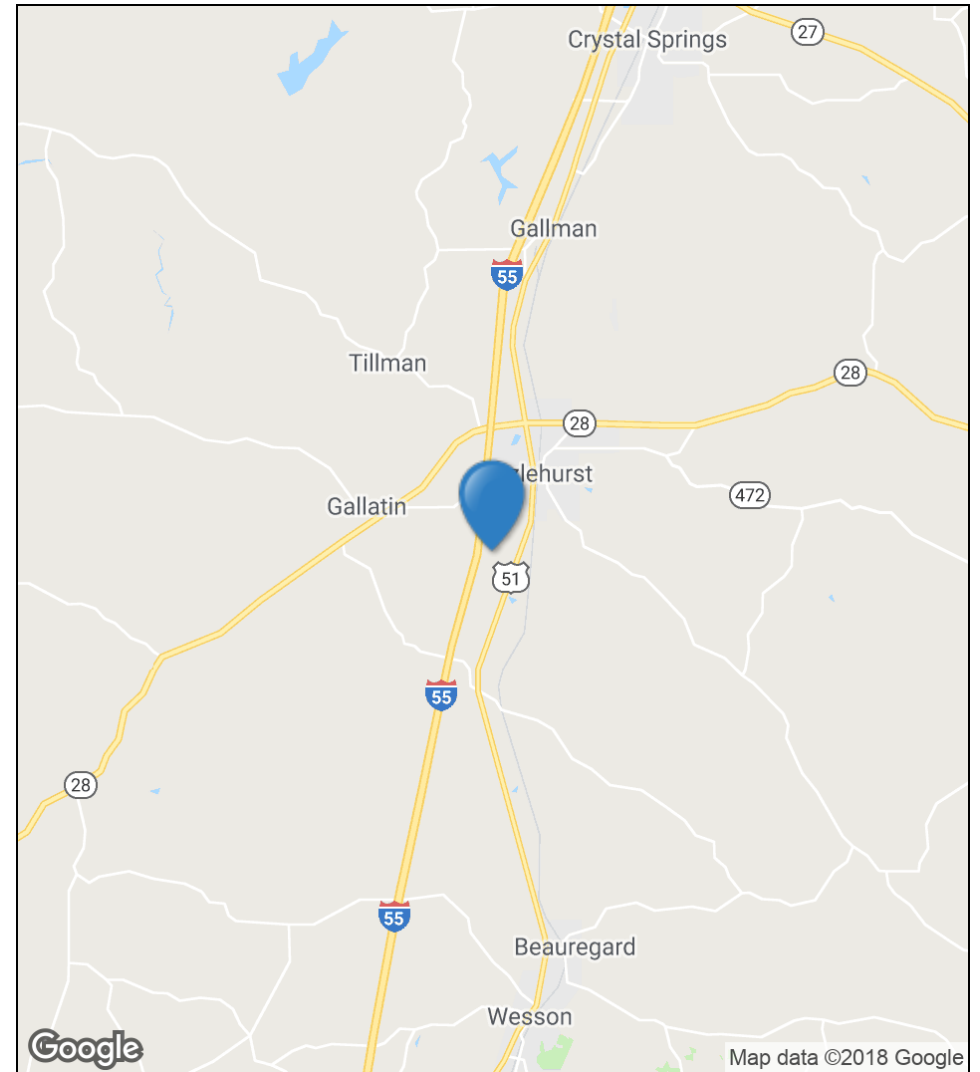
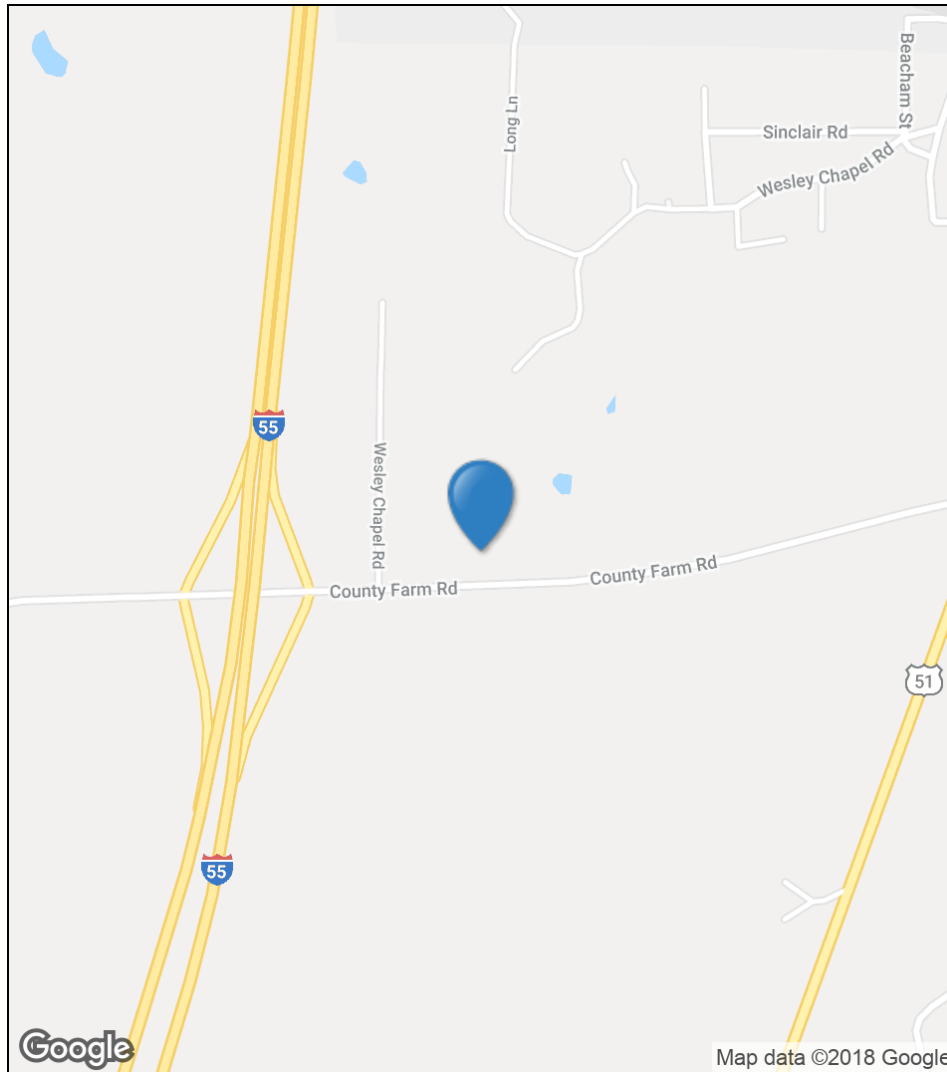
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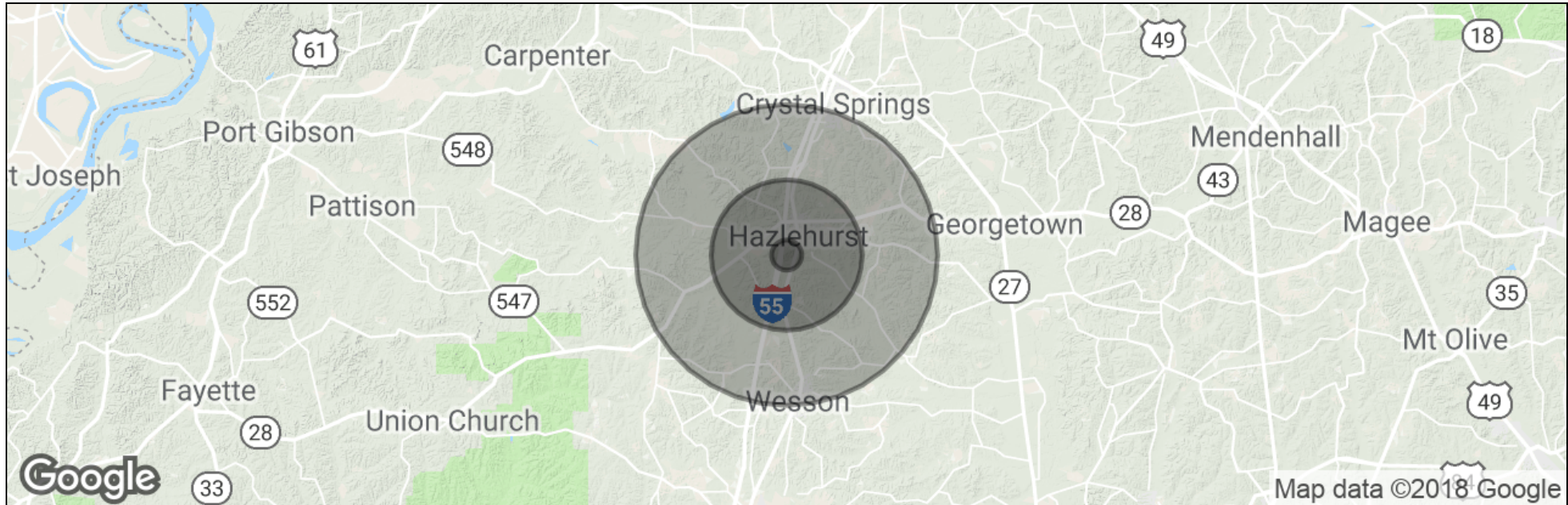
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	1 Mile	5 Miles	10 Miles
Total Population	796	7,901	15,262
Population Density	253	101	49
Median Age	35.4	35.2	35.8
Median Age (Male)	34.3	33.5	33.4
Median Age (Female)	38.5	38.2	38.3
Total Households	279	2,762	5,297
# of Persons Per HH	2.9	2.9	2.9
Average HH Income	\$40,893	\$42,725	\$46,046
Average House Value	\$77,988	\$78,741	\$85,582

* Demographic data derived from 2010 US Census