

Langston Black

REAL ESTATE, INC.

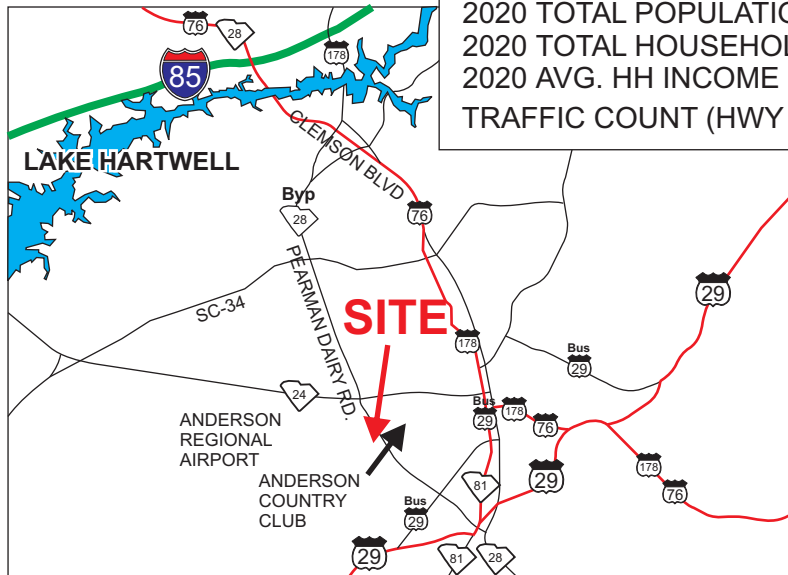
GROUND LEASE

HWY 28 BYPASS (PEARMAN DAIRY ROUND SOUTH), ANDERSON



1.1 ACRE PARCEL

- ANDERSON COUNTY TAX MAP
124-04-04-011-000
- PROPERTY IS UNZONED
- ALL UTILITIES AVAILABLE
- 237'+- FRONTAGE ON HWY 28 BYPASS
- NEAR WALMART



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2020 TOTAL POPULATION	2,930	30,726	65,782
2020 TOTAL HOUSEHOLDS	1,205	12,479	26,632
2020 AVG. HH INCOME	\$38,633	\$45,477	\$55,964
TRAFFIC COUNT (HWY 28 BYPASS): 22,764 VPD			

FOR MORE INFORMATION, INCLUDING LEASE RATE, PLEASE CONTACT OWNER/AGENT BRAD TOY, CCIM, AT 864-640-7429
btoy@langston-black.com

Langston Black
REAL ESTATE, INC.

P.O. BOX 2167
GREER, S.C. 29652
BUS: 864-848-9070

451

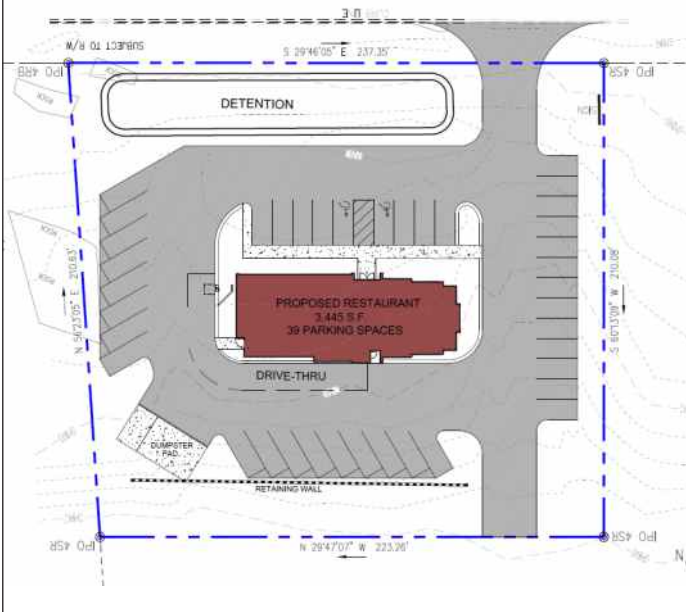
www.langston-black.com

Every effort has been made to ensure the accuracy of the enclosed data, but we assume no responsibility for errors. All conditions and pricing subject to change without notice.
(LANGSTON-BLACK SITE #451)



TWO POSSIBLE DEVELOPMENT IDEAS

S.C. HIGHWAY 28 BY-PASS
(100' R/W, REF PB S758/6A)



S.C. HIGHWAY 28 BY-PASS
(100' R/W, REF PB S758/6A)

