



\$450,000

+/-3.75 Acres

GREAT LOCATION FOR REDEVELOPMENT

- Approximately +/-3.75 Acres
- Corner Lot with Residential Investment House
- W. Georgia Rd. Growth Corridor quick with Access to I-385
- Zoned: B-G City of Simpsonville
- Tax Map #0574020103300

CONTACT

Jason P. Klue - 864.905.8401
jasonklue@spencerhines.com

WWW.SPENCERHINES.COM

COMMERCIAL REAL ESTATE SALES, LEASING, & INVESTMENTS

245 N. Main Street STE 201, Greenville, SC 29601 - 864.991.8077

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Demographics

Population	1 Mile	3 Mile	5 Mile
2018 Total Population:	5,094	45,802	90,031
2023 Population:	5,538	49,921	97,729
Pop Growth 2018-2023:	8.72%	8.99%	8.55%
Average Age:	37.00	37.40	37.90
Households			
2018 Total Households:	1,879	17,133	34,343
HH Growth 2018-2023:	8.73%	8.99%	8.53%
Median Household Inc:	\$62,313	\$69,889	\$68,554
Avg Household Size:	2.70	2.70	2.60
2018 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$154,415	\$169,076	\$169,893
Median Year Built:	1991	1995	1995