



±0.46 ACRES AVAILABLE

TURNERSBURG HWY (US-21) & BRANDON ST. | STATESVILLE, NC 28625



PROPERTY INFORMATION

ACRES: ±0.46 acres available
 ZONING: B-4
 PRICING: For sale or lease (please call)

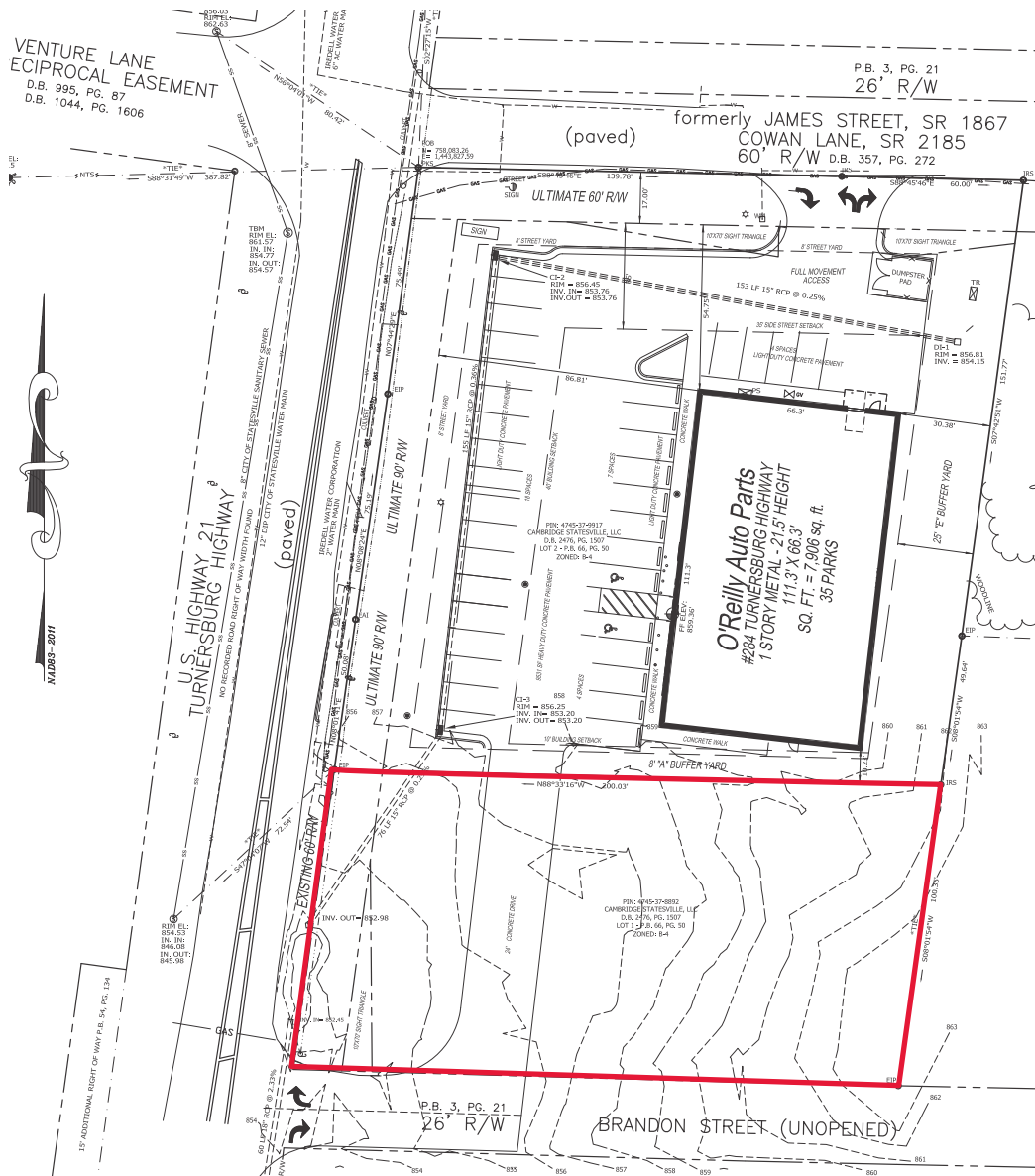
PROPERTY INFORMATION

- Across the street from a new Publix anchored shopping center
- Busiest retail corridor in Statesville
- Easy access to I-40 (57,000 VPD)
- Area retailers: Walmart, Lowe's Home Improvement, Home Depot, Hobby Lobby, PetSmart, TJ Maxx

DEMOGRAPHICS (2016)	3 MILE	5 MILE	7 MILE
POPULATION	24,909	43,704	56,720
AVERAGE HH INCOME	\$53,992	\$56,642	\$57,016
MEDIAN HH INCOME	\$40,868	\$43,713	\$44,465
BUSINESS ESTABLISHMENTS	1,871	2,515	2,898
DAYTIME EMPLOYMENT	22,467	30,313	35,472

±0.46 ACRES AVAILABLE

TURNERSBURG HWY (US-21) & BRANDON ST. | STATESVILLE, NC 28625



TRAFFIC COUNTS 2016 (NCDOT)

- 22,000 VPD on US Hwy-21 (Turnersburg Highway)
- 57,000 VPD on I-40
- 59,000 VPD on I-77 (just south of I-40)

300 West Summit Ave. Suite 250 | Charlotte, NC 28203 | Phone (704) 644-4582 | Fax (704) 973-0737
Spencer Brown | sbrown@providencegroup.com | www.PROVIDENCEGROUP.com



MEDIUM AERIAL