



**COLDWELL
BANKER
COMMERCIAL**
CORNERSTONE

FOR SALE

COMMUNITY RESIDENTIAL CARE FACILITY

\$169,000

703 Broad St.
Sumter, SC 29150

AVAILABLE SPACE
5,520 SF

AREA
Broad St. between Hospital Circle and Rast St.



OFFICE

Jack Osteen
803 468 1010
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**COLDWELL BANKER COMMERCIAL
CORNERSTONE**
2 N. Main Street, Sumter, SC 29150
803.778.1139

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SALE



OFFERING SUMMARY

Sale Price: \$169,000

Lot Size: 0.21 Acres

Building Size: 5,520 SF

Zoning: General Commercial

Price / SF: \$30.62

PROPERTY OVERVIEW

Community Residential Care Facility was fully housed and staffed until March, 2020. Building is still furnished with much of what is needed to reopen as an assisted living facility. Large building fronts on Broad St. with a small building in the back.

PROPERTY HIGHLIGHTS

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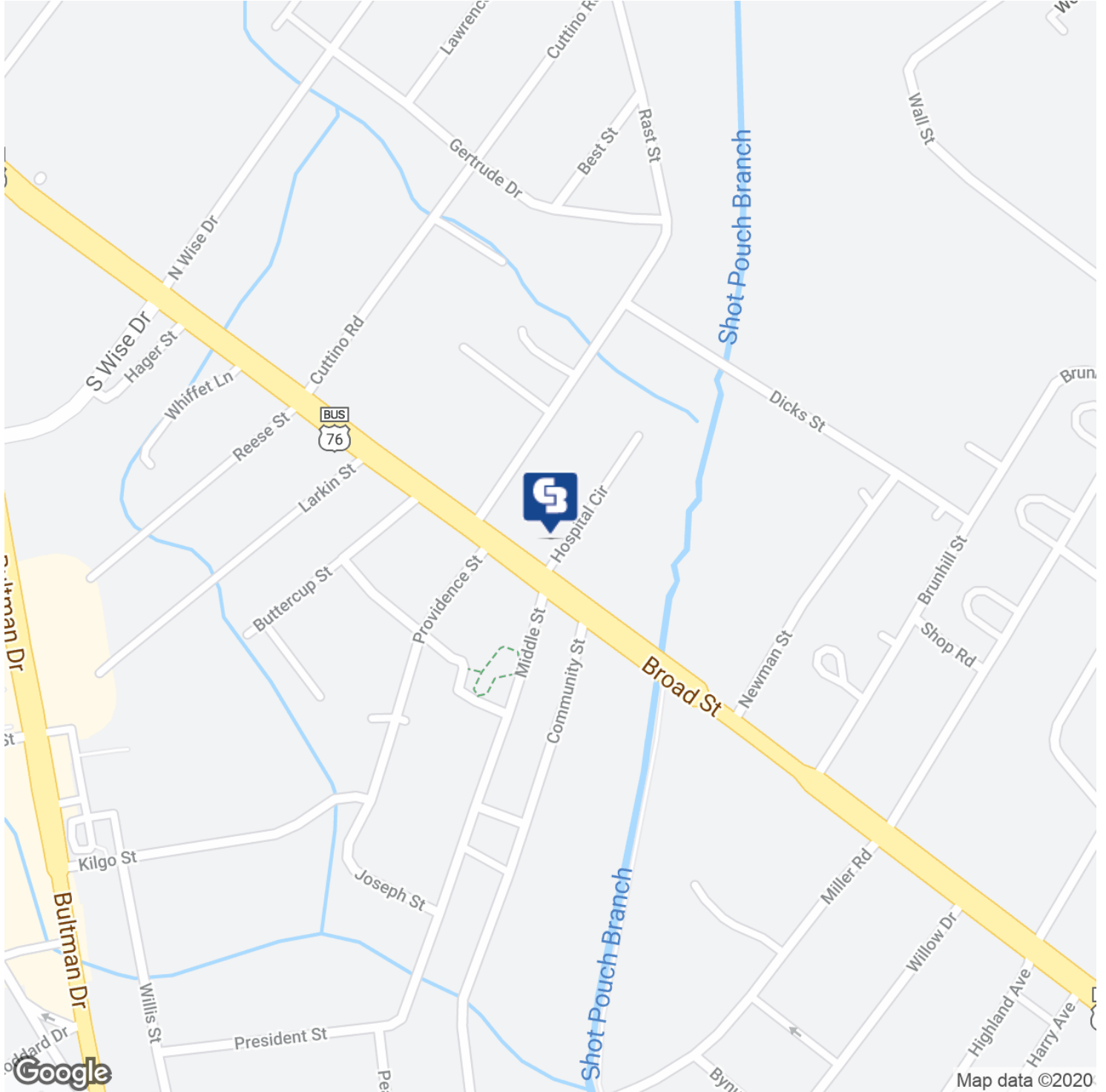




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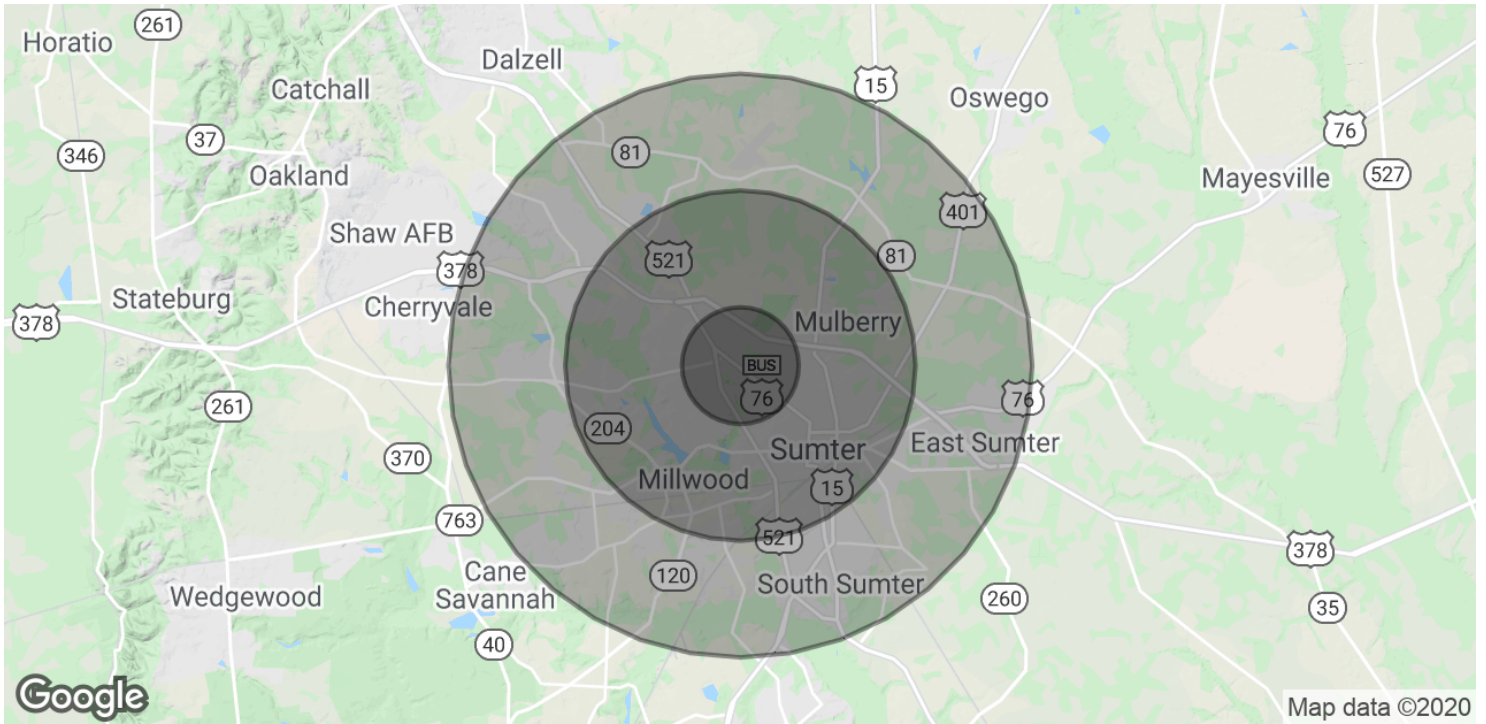
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,425	32,667	58,547
Average age	35.0	36.8	36.9
Average age (Male)	32.0	33.0	34.1
Average age (Female)	38.4	39.4	38.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,199	12,527	21,866
# of persons per HH	2.5	2.6	2.7
Average HH income	\$42,149	\$49,775	\$51,554
Average house value	\$69,524	\$127,820	\$149,759

* Demographic data derived from 2010 US Census

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