



659 N. Anderson Road

Rock Hill, South Carolina

For more information:

Cam Kreps

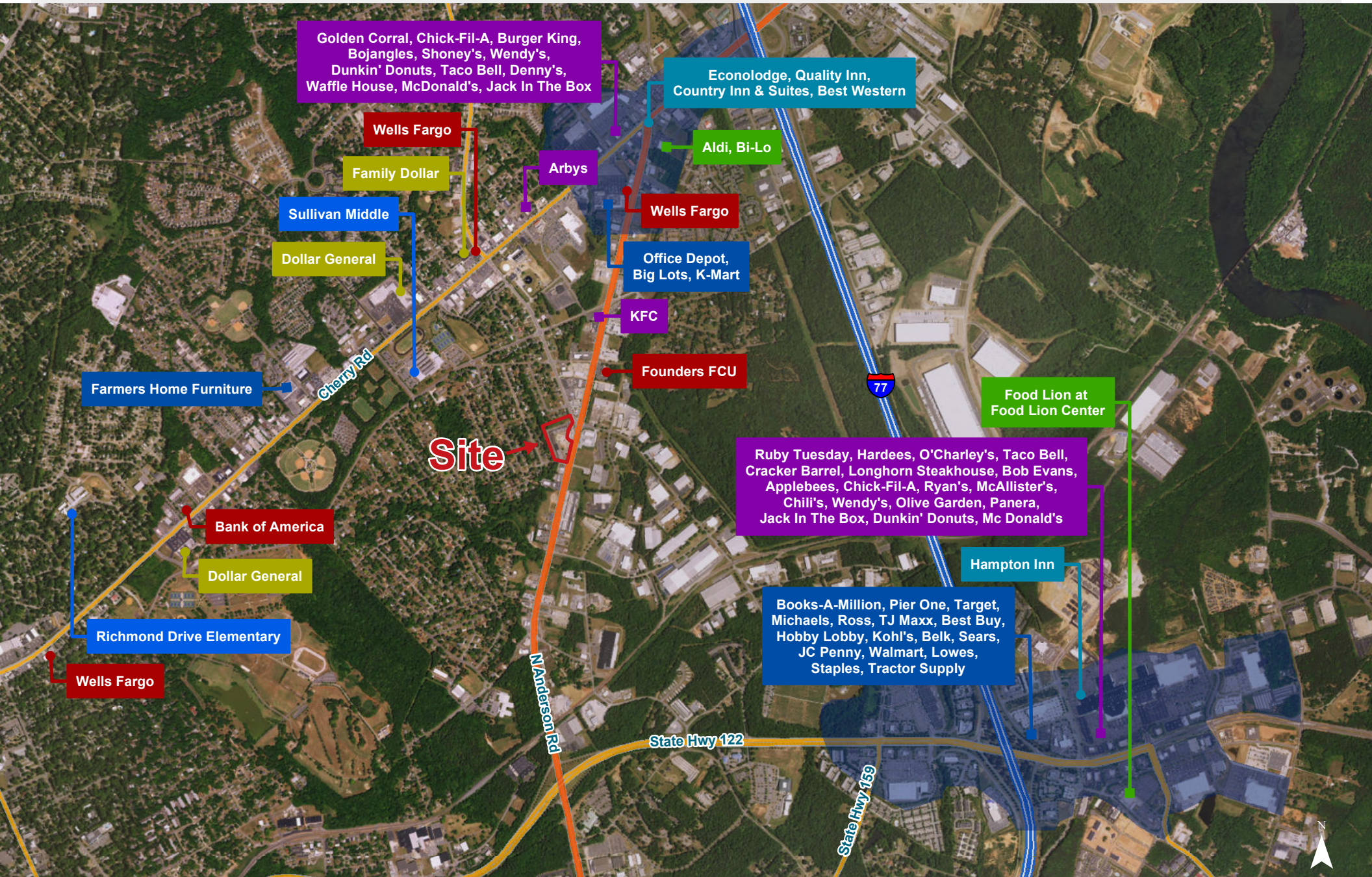
+1 803 744 9832 • ckreps@naicolumbia.com

Property Features

- ±5.70 acre site
- Utilities on site
- Located directly across from Rock Hill School District Three
- Positioned well in between I-77 and Winthrop University
- Zoning: GC
- Traffic Count: 18,000 VPD (Station #113)

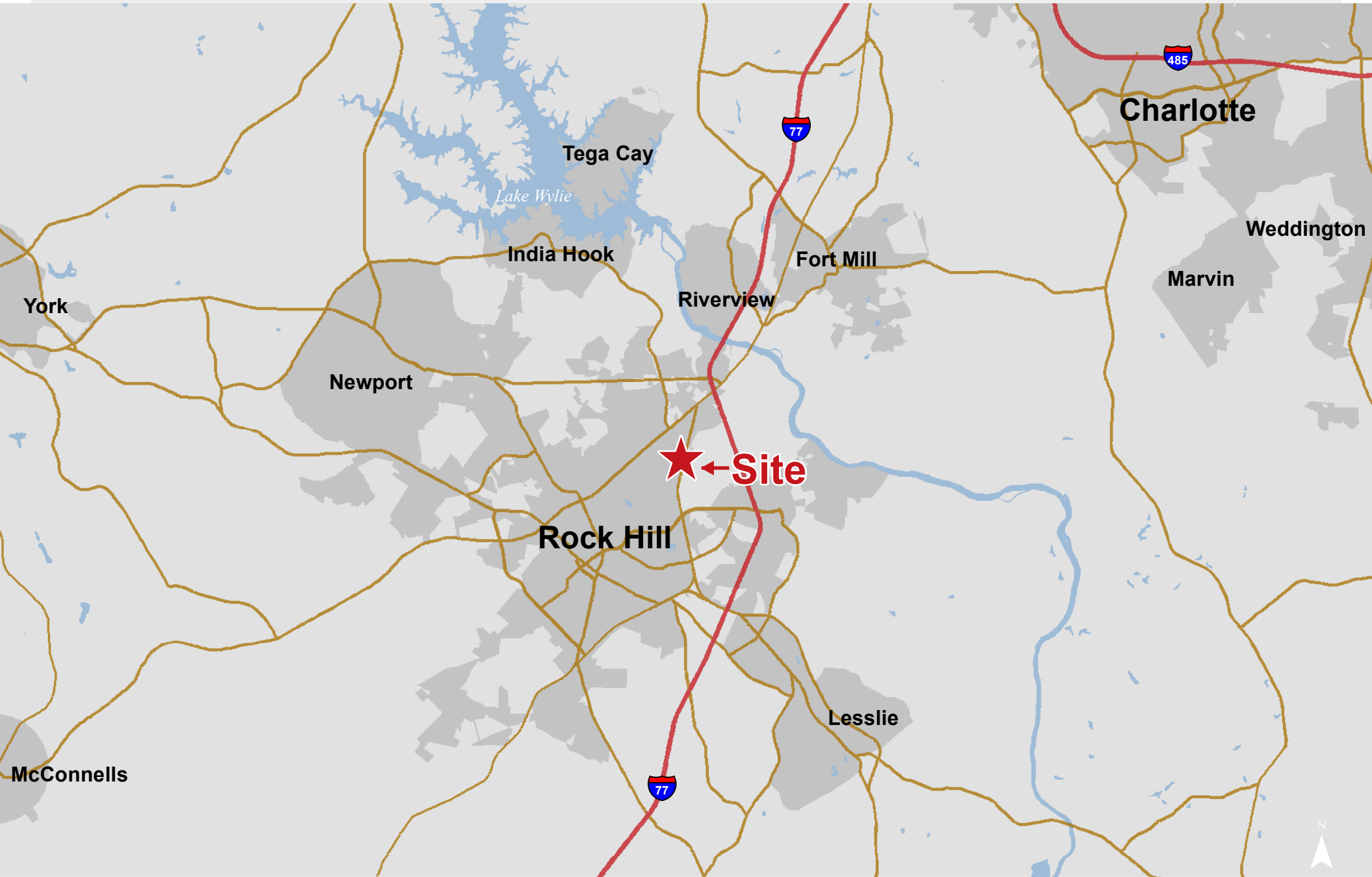
Pricing

- Sales Price: \$1,700,000



Map Updated: Wednesday, August 31, 2016. This information submitted is not guaranteed. Although obtained from reliable sources, all information should be confirmed prior to use or reliance upon the information. This document may not be reproduced in whole or in part without the express written consent of NAI Avant.

Location



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NAI Columbia

Demographic Profile

Demographic Profile

659 North Anderson Road- Rock Hill, South Carolina

	1 Mile	3 Miles	5 Miles		1 Mile	3 Miles	5 Miles		1 Mile	3 Miles	5 Miles
Population				2016 Age Distribution				Median Household Income			
2010 Census	4,658	46,494	88,308	0 - 4	7.7%	7.2%	7.2%	2016 Estimate	\$39,968	\$41,056	\$46,627
2016 Estimate	5,095	49,622	94,492	5 - 9	6.4%	6.2%	6.8%	2021 Projection	\$43,251	\$46,798	\$52,804
2021 Projection	5,563	53,312	101,531	10 - 14	6.3%	5.7%	6.5%				
% Chg. 2016-2021	9.2%	7.4%	7.4%	15 - 19	6.1%	8.4%	7.7%	Average Household Income			
				20 - 24	10.1%	11.9%	9.0%	2016 Estimate	\$50,853	\$56,746	\$63,711
Households				25 - 34	16.6%	15.2%	13.7%	2021 Projection	\$55,135	\$61,998	\$70,082
2010 Census	1,947	18,615	34,682	35 - 44	13.5%	12.7%	13.7%				
2016 Estimate	2,129	19,910	37,145	45 - 54	12.7%	11.8%	13.5%	Per Capita Household Income			
2021 Projection	2,323	21,447	39,957	55 - 64	8.7%	9.4%	10.6%	2016 Estimate	\$21,009	\$23,301	\$25,326
				65 - 74	6.2%	5.8%	6.1%	2021 Projection	\$22,745	\$25,419	\$27,816
Families				75 - 84	4.3%	3.8%	3.6%				
2010 Census	1,174	10,981	22,413	85+	1.4%	2.0%	1.6%	2016 Household Income Dist.			
2016 Estimate	1,260	11,502	23,620					Less than \$15,000	15.2%	15.8%	14.6%
2021 Projection	1,362	12,274	25,213	Median Age				\$15,000 - \$24,999	14.5%	13.8%	12.0%
				2010 Census	32.8	31.7	34.3	\$25,000 - \$34,999	12.1%	13.1%	12.2%
2016 Dist. by Race & Ethnicity				2016 Estimate	33.3	32.6	35.1	\$35,000 - \$49,999	19.5%	15.0%	13.6%
White Alone	61.9%	61.4%	62.0%	2021 Projection	33.7	33.3	35.8	\$50,000 - \$74,999	18.3%	17.4%	17.5%
Black Alone	24.9%	28.5%	29.8%					\$75,000 - \$99,999	10.5%	11.3%	12.1%
American Indian Alone	0.8%	0.6%	0.6%	Average Household Size				\$100,000 - \$149,999	7.7%	9.0%	11.3%
Asian Alone	3.3%	2.3%	1.9%	2010 Census	2.38	2.35	2.46	\$150,000 - \$199,999	1.4%	2.7%	3.9%
Pacific Islander Alone	0.0%	0.1%	0.1%	2016 Estimate	2.38	2.35	2.46	\$200,000 and Up	0.8%	1.9%	2.7%
Some Other Race Alone	6.4%	4.4%	3.2%	2021 Projection	2.39	2.35	2.46				
Two or More Races	2.8%	2.6%	2.4%					2016 Business Data			
Hispanic Origin (Any Race)	13.0%	8.7%	6.6%	2016 Housing Data				Total Businesses:	353	2,767	4,278
				Owner Occ. Housing Units	929	9,192	21,065	Total Employees:	3,352	36,161	51,970
				Renter Occ. Housing Units	1,200	10,718	16,081				