



## Property Highlights

- Size: 1.218 acres (53,035 SF) Lot 1
- Price: \$16.00 SF
- Rough lot graded (Summer 2017)
- Utilities in right of way (water will not be delivered to the property line until August 2018 due to city moratorium on 2000 West)
- Previous survey, GeoTech and Phase I Available
- All structures planned to be removed Summer 2017
- Shared planned access drive to be installed Spring/Summer 2018
- To be platted
- Zoned Commercial PZ
- Future easement with the property to the north if there is ever a change of use

## Demographics

	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2016 Estimated Population	11,806	81,570	166,800
2021 Projected Population	12,481	86,366	177,516
<b>Households</b>			
2016 Estimated Households	3,374	24,754	50,953
2021 Projected Households	3,573	26,140	54,059
2016 Est. Median HH Income	\$75,287	\$65,684	\$65,759
2016 Est. Average HH Income	\$80,150	\$74,705	\$75,722
2016 Est. Per Capita HH Income	\$22,788	\$22,689	\$23,392

Source: U.S. Census Bureau, Census 2010 Data. Esri forecasts for 2016 and 2021.

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