

# Western Blvd., Jacksonville, NC FOR SALE (\$575,000) / LEASE / BTS



## DEMOGRAPHICS:

MILES	1 MI	3 MI	5 MI
POPULATION	6,969	36,2744	63,007
HOUSEHOLDS	3,006	14,913	24,677
AHI	\$56,589	\$68,615	\$66,704
EMPLOYEES	3,473	15,414	35,808

## 1.73 Acres (0.9 usable) Western Blvd. Outparcel Jacksonville, NC

### HIGHLIGHTS:

- Rough graded with stormwater and utilities.
- Outparcel to the Palisades of Jacksonville Apartments.
- Zoned B-1 (Allows most all Commercial and Office uses)
- Great opportunity for Medical, Office, or Retail
- Sale Option: **\$575,000**

### TRAFFIC COUNTS:

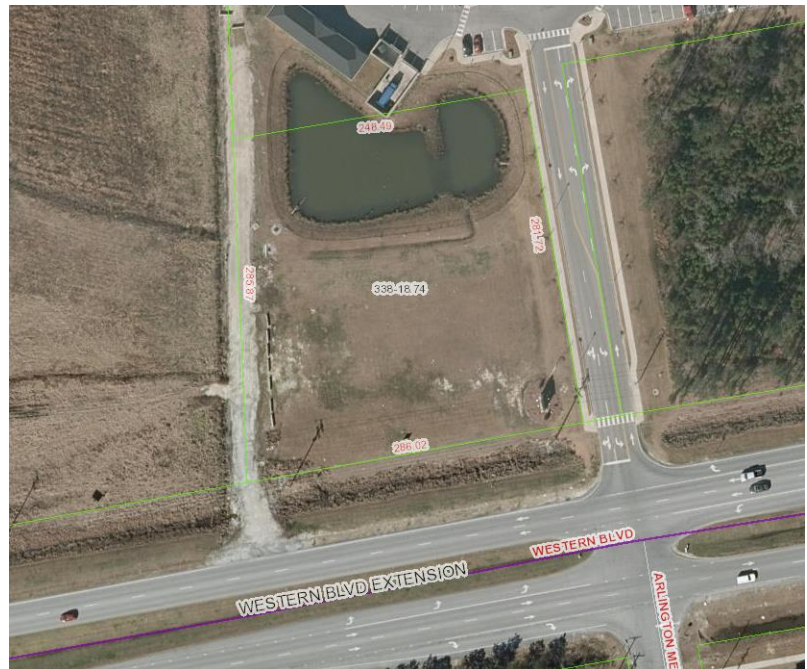
- 18,000 on Western Blvd.



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