

COMMERCIAL

MIXED-USE

INDUSTRIAL

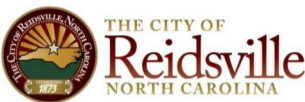
RETAIL

AVAILABLE FOR SALE

Approximately +/- 29 Acres Beside **New Tractor Supply Store** At The Intersection Of Freeway Drive (Hwy 29) & Scale Street In REIDSVILLE, NC 27320



- Approximately +/-23 acres available
- **Call For Pricing**
- Site is beside **New Tractor Supply Store**
- Zoned Commercial/HB
- New 5 Lane Freeway Drive Road Expansion Completed
- Less than 1/2 mile from Hwy 29
- Less than 2 miles from Lake Reidsville
- Additional +/-5.94 acres can also be purchased and combined with site totaling +/- 29 ac. with access from Freeway Drive and Scale Street
- Next to Rockingham County Industrial Park with over 500,000 sf. of New Development



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Emory E. Croom III
416 Battleground Avenue
Greensboro, NC 27401

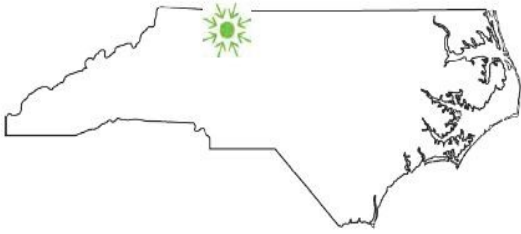
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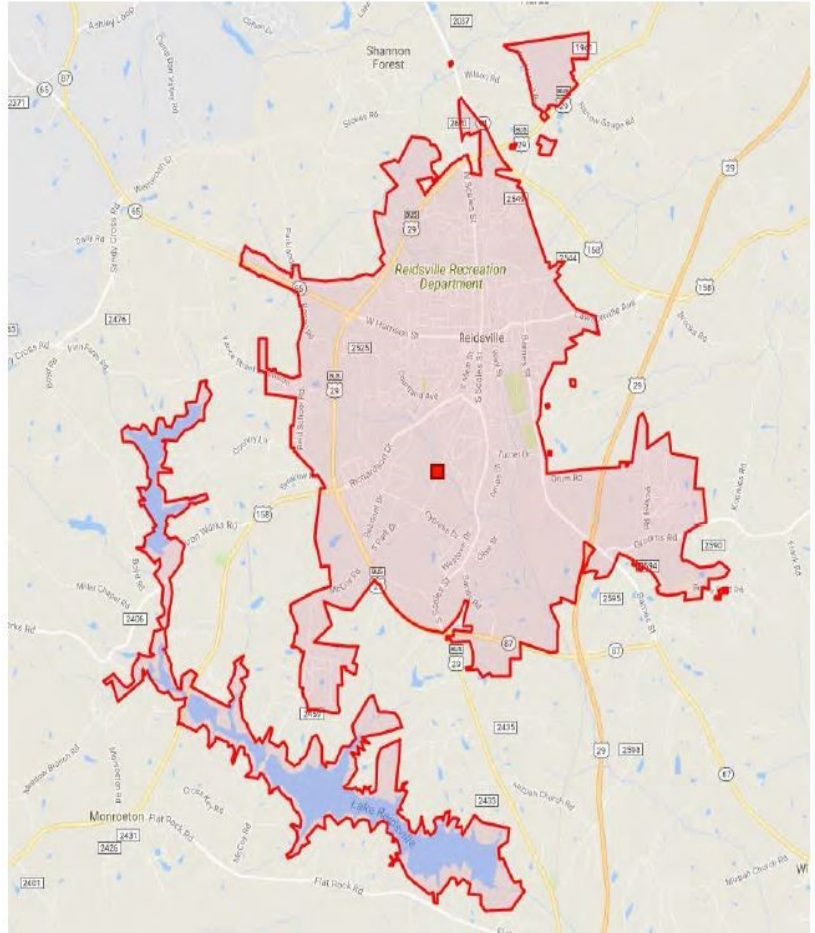
Rockingham County Map

Intersection of Freeway Drive (Hwy 29) & Scale Street Reidsville, NC 27320



State of North Carolina
Population 10.15 Million

Reidsville, NC
Population 14,012



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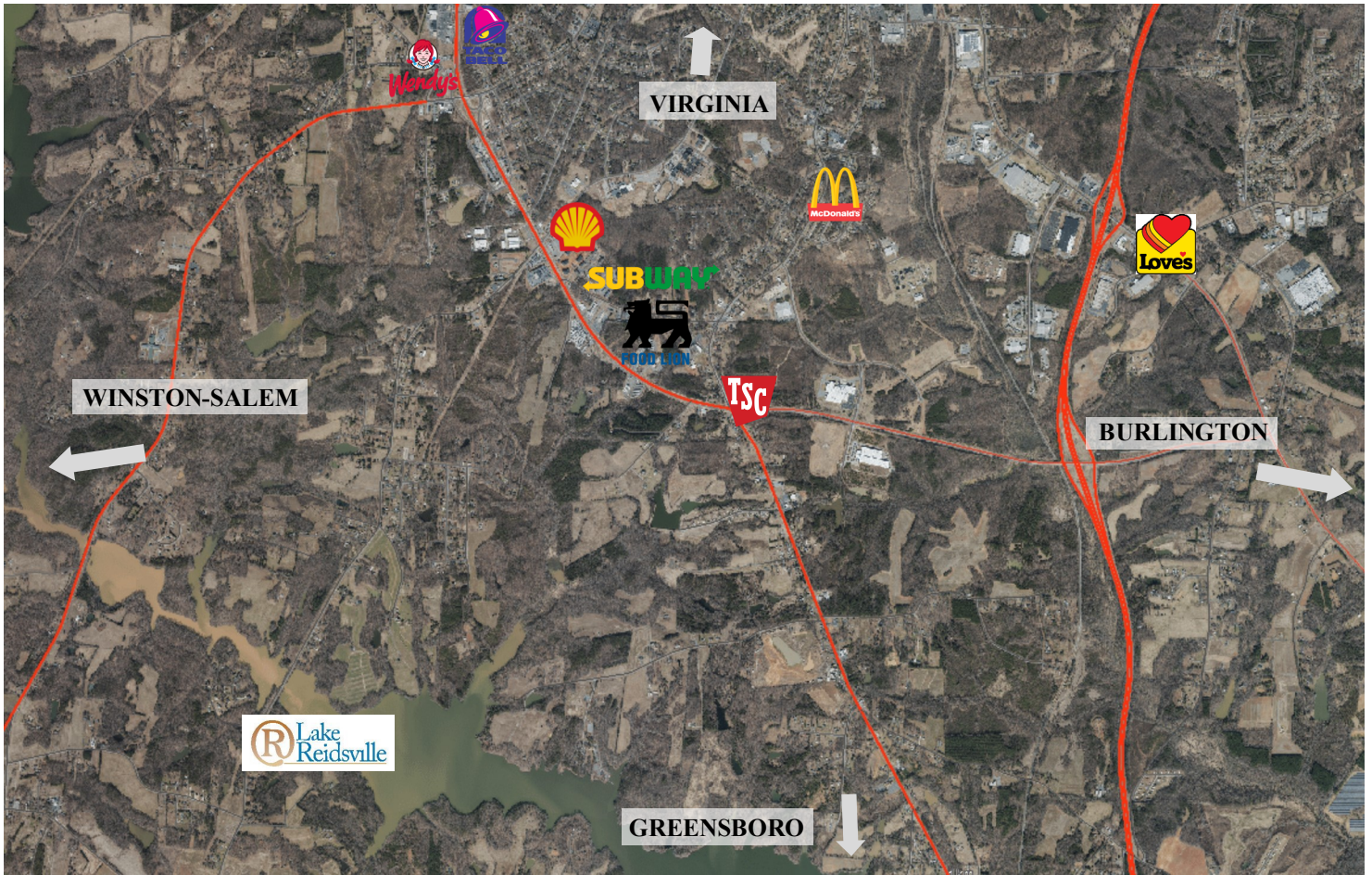
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AERIAL

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Intersection of Freeway Drive (Hwy 29) & Scale Street Reidsville, NC 27320



THE CITY OF
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NORTH CAROLINA



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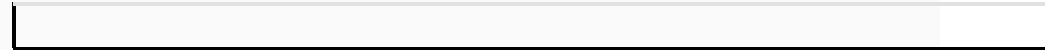
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DEMOGRAPHICS

INDUSTRIAL

RETAIL

REIDSVILLE DEMOGRAPHICS PROFILE



STATISTIC	REIDSVILLE	NORTH CAROLINA	NATIONAL
Population	14, 107	9,940,828	318,558, 162
Population density (sq mi)	968	181	91
Median age	43.8	38.3	37.7
Male/Female ratio	0.9:1	1.0:1	1.0:1
Married (1 Syrs & older)	52%	57%	55%
Families w/ Kids under 18	39%	43%	43%
Speak English	96%	89%	79%
Speak Spanish	2%	7%	13%



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AREA SUMMARY

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City of Reidsville

The City of Reidsville is known as “North Carolina Star” or one of the “brightest points”. There is much history and historical land marks in the city of Reidsville such as the “Penn House” and the “Governor Reid House. There is a New Market Square that has brought life to the community through events, concerts, and musical festivals.

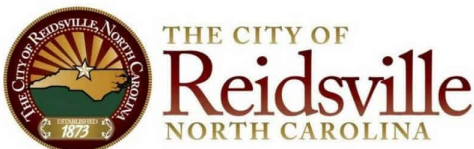
Lake Reidsville and Lake Hunt

The City sells annual passes to the lakes for boating and fishing. The numbers below reflect the number of annual passes multiplied by an average of approximately 2 visits per week for each boat – this number is more than a thin-air estimate – based on the experience of the staff at the lake and the P&R department as a whole, 2-3x per week is a very reasonable multiplier .

Lake Reidsville: 10,198 annual “boat trips”

Lake Hunt: 9,680 annual “boat trips”

+/- 38,000 VPD



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