

FOR SALE OR LEASE

PROPERTY SUMMARY

Former Food for Less/Piggly Wiggly freestanding grocery store building is available for sale or lease. The owners will not allow a grocery use on site but any other retail is welcome. This site would also be good for a church or convenience store/gas station. Excellent access, visibility and signage options are available.

BUILDING SIZE

- 19,342 ± SF

LOT SIZE

- 1.57 ± AC

SALE PRICE

- \$488,000

LEASE RATE

- \$3.10 PSF NN

TRAFFIC COUNT (ADT 2019)

- On St. Stephens Road, north of site: 16,006

2020 DEMOGRAPHICS

	1 MI	3 MI	5 MI
Population	9,731	56,602	114,344
Avg. HH Income	\$38,016	\$53,938	\$55,363



