

BANK OWNED COMMERCIAL PROPERTY

FLOWOOD, MS 39232



PROPERTY DESCRIPTION

Approximately 7.43 Acres
Located off HWY 80/ HWY 18 and Bass Pro Drive
C-3 General Commercial Zoning
Priced at \$950,000 or \$2.93/sf.
Traffic Light and Great Frontage
All Offers WILL BE Considered

OFFERING SUMMARY

| | |
|-------------|------------|
| Sale Price: | \$950,000 |
| Lot Size: | 7.43 Acres |

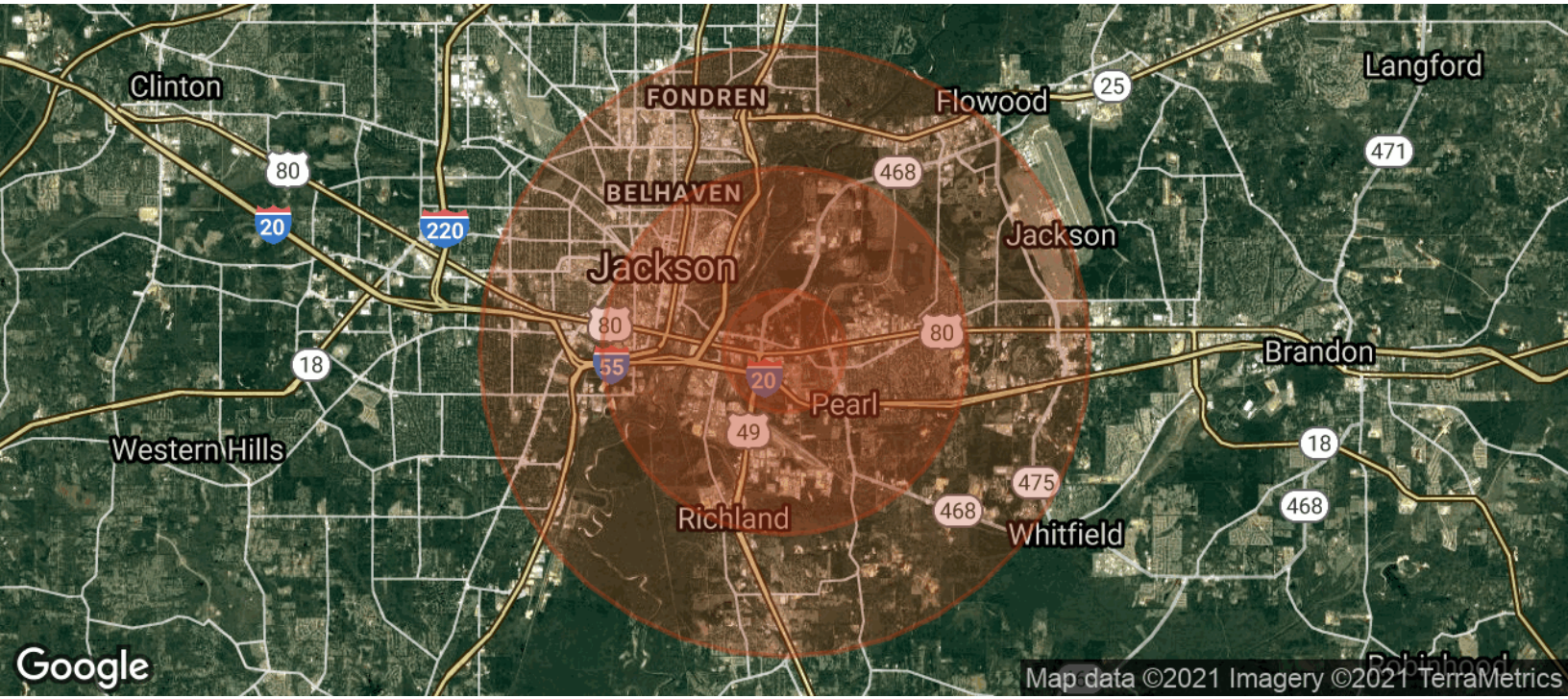
| DEMOGRAPHICS | 1 MILE | 3 MILES | 5 MILES |
|-------------------|----------|----------|----------|
| Total Households | 805 | 8,129 | 28,375 |
| Total Population | 1,846 | 20,324 | 76,336 |
| Average HH Income | \$49,131 | \$52,918 | \$54,238 |

HANK HOLMAN
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POPULATION

| | 1 MILE | 3 MILES | 5 MILES |
|----------------------|--------|---------|---------|
| Total Population | 1,846 | 20,324 | 76,336 |
| Average age | 32.8 | 32.6 | 32.5 |
| Average age (Male) | 34.1 | 32.6 | 31.3 |
| Average age (Female) | 32.6 | 33.2 | 33.4 |

HOUSEHOLDS & INCOME

| | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| Total households | 805 | 8,129 | 28,375 |
| # of persons per HH | 2.3 | 2.5 | 2.7 |
| Average HH income | \$49,131 | \$52,918 | \$54,238 |
| Average house value | \$127,796 | \$119,698 | \$152,451 |

* Demographic data derived from 2010 US Census

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LAND | FOR SALE

ADDITIONAL COMMERCIAL LAND FOR SALE

FLOWOOD, MS 39232



LOT INFORMATION:

Lot 1 | 1.53* AC

Lot 2 | 7.43 AC

Lot 3 | 1.33* AC

Lot 4 | 0.88* AC

Total estimated* | 11.17 AC

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THE CRESSGROUP
Commercial Real Estate Services