

# WALMART #3701 - EXCESS LAND

308 W NC 55 Hwy, Mount Olive, NC 28365

## EXECUTIVE SUMMARY



### LOCATION OVERVIEW

Anchored by Walmart

### PROPERTY HIGHLIGHTS

- GLA: 108,622 SF +/-
- Lot 4 - 1.01 Acres
- TRAFFIC COUNTS: US Hwy 117 - 12,000 AADT; NC Hwy 55 - 15,000 AADT

### DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2019 Population Density	1,534	7,082	11,528
2019 Daytime Population	2,397	4,318	5,535
2019 Average HH Income	\$58,376	\$53,990	\$55,817

### EXCLUSIVE AGENT(S)

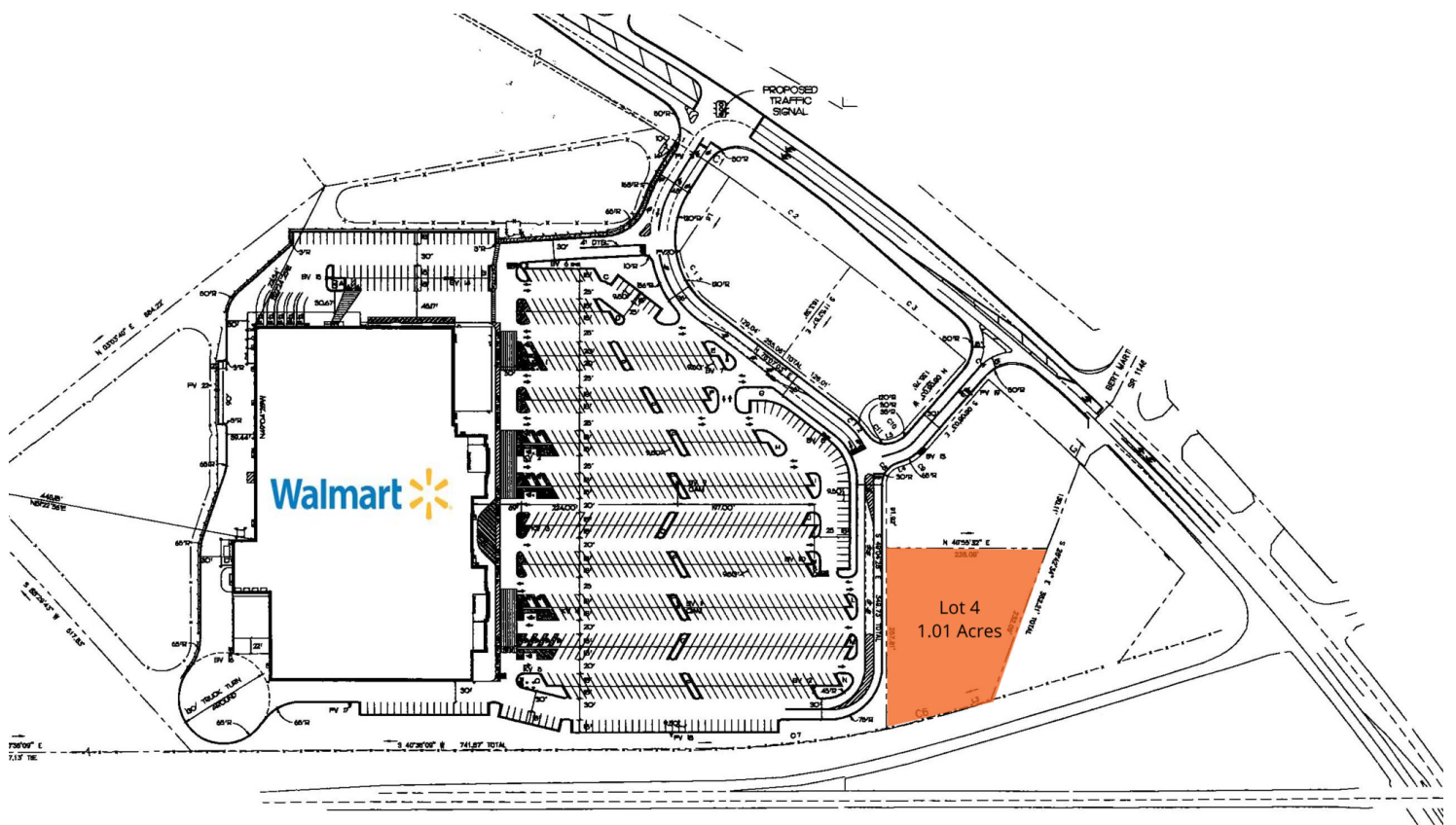
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## SITE PLAN



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