



WOODCREST
CAPITAL, LLC

5.94 Acres Adj. to E McPherson Avenue

Adj. to 509 E Mcpherson Ave | Nashville, GA



| Traffic Counts | |
|------------------|------------|
| S Davis Street | 10,885 VPD |
| McPherson Avenue | 4,618 VPD |

| Demographics | 1-mile | 3-mile | 5-mile |
|-------------------|----------|----------|----------|
| Population | 6,326 | 8,088 | 15,351 |
| Households | 2,497 | 3,183 | 5,989 |
| Average HH Income | \$45,035 | \$47,056 | \$53,293 |

*Demographics provided by CoStar Group, www.costar.com, 2022 dataset

**LAND FOR
SALE**
(817) 927-0050

**ACRES:
5.94
(258,746 SF)**

**ZONING:
"GB" General
Business**

Woodcrest Capital, LLC
3113 South University Drive, Suite 600
Fort Worth, TX 76109
www.woodcrestcapital.com

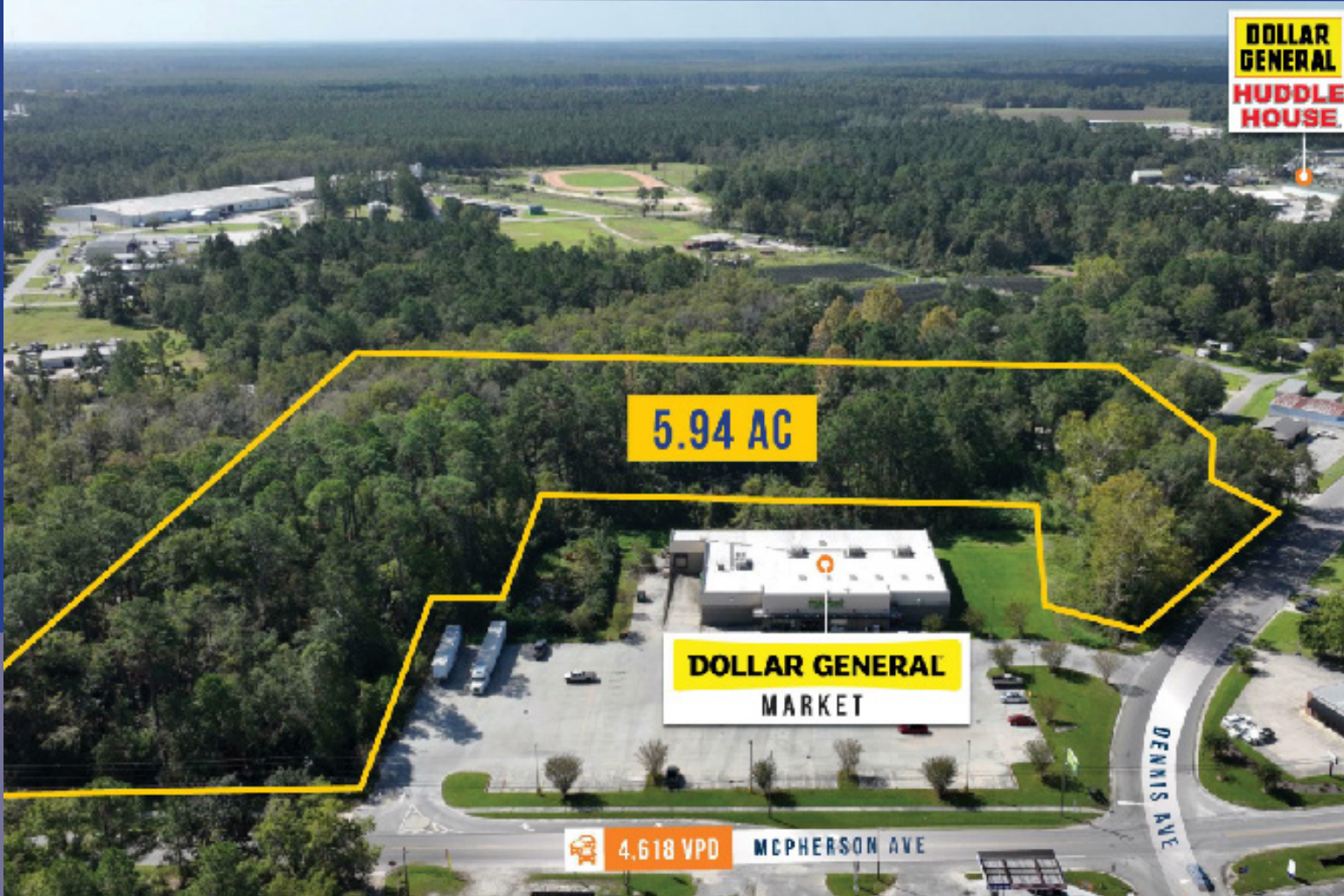
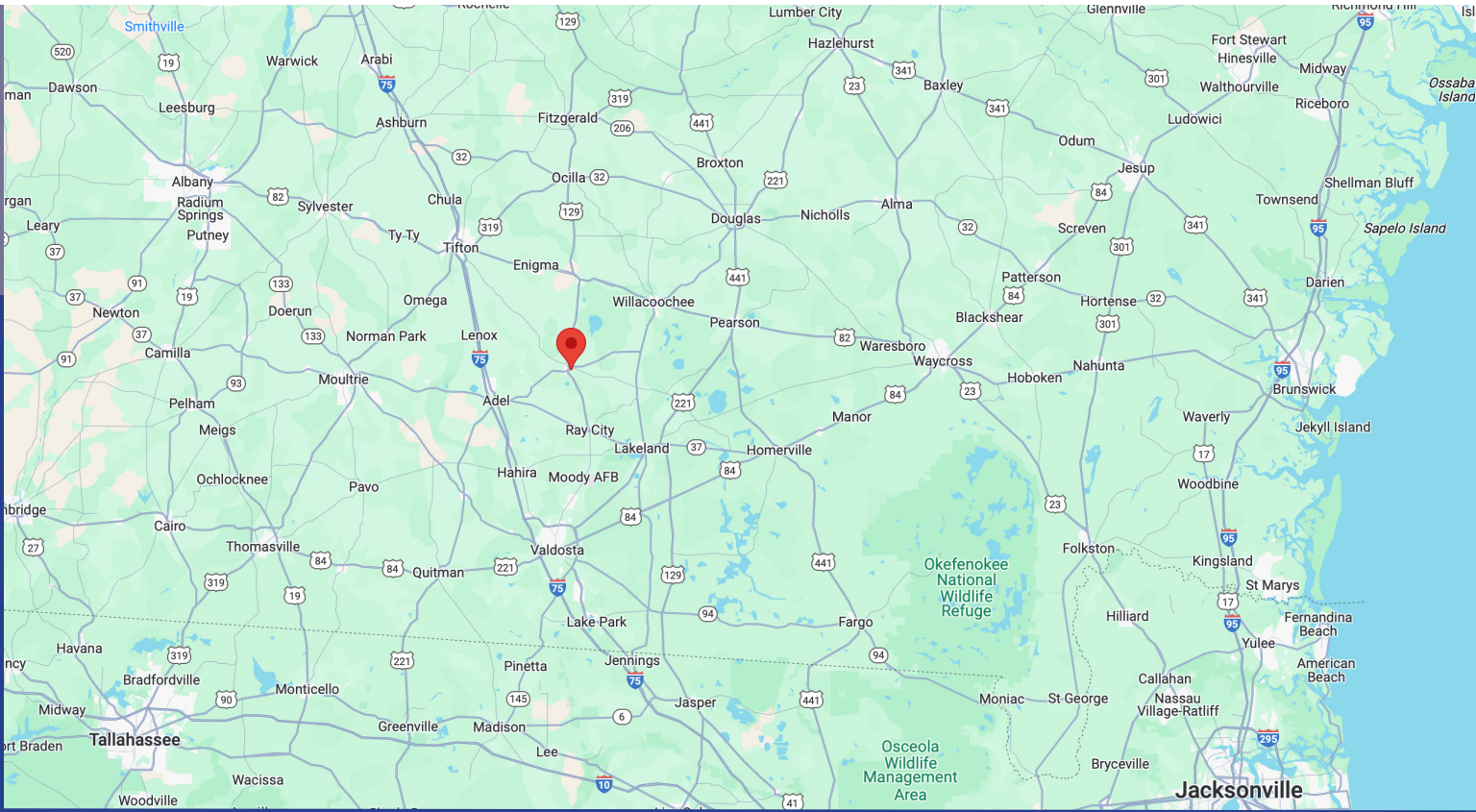
The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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5.94 ACRES ADJ. TO E M PHERSON AVE | NASHVILLE, GEORGIA



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