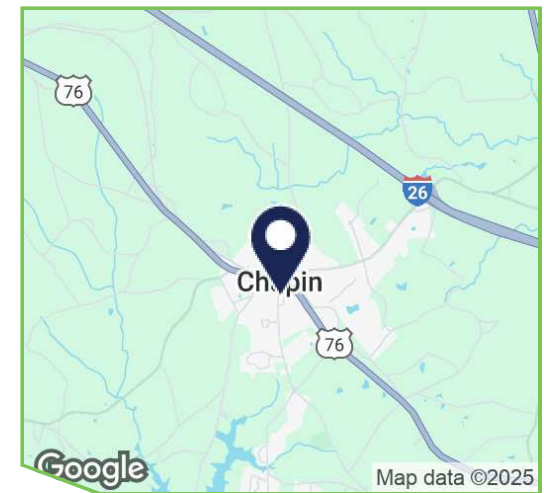


Clark Street, Chapin, SC 29036

For Sale
\$450,000

0.71 AC Parcel for Sale

- 0.71 AC parcel in the high growth market of downtown Chapin
- Located near Chapin Crossing Shopping Center (one of the highest grossing Publix stores in the region)
- Zoned General Commercial (Town of Chapin)
- Excellent opportunity for retail, restaurant, medical office, bank or credit union
- 190' frontage on Lexington Ave. with secondary access on Water and Clark Streets
- Nearby retailers draw from larger radius than is customary due to lake-locked residents to the south
- Traffic Count: 8,177 VPD at Lexington Ave/Water St.



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1501 MAIN STREET SUITE 410
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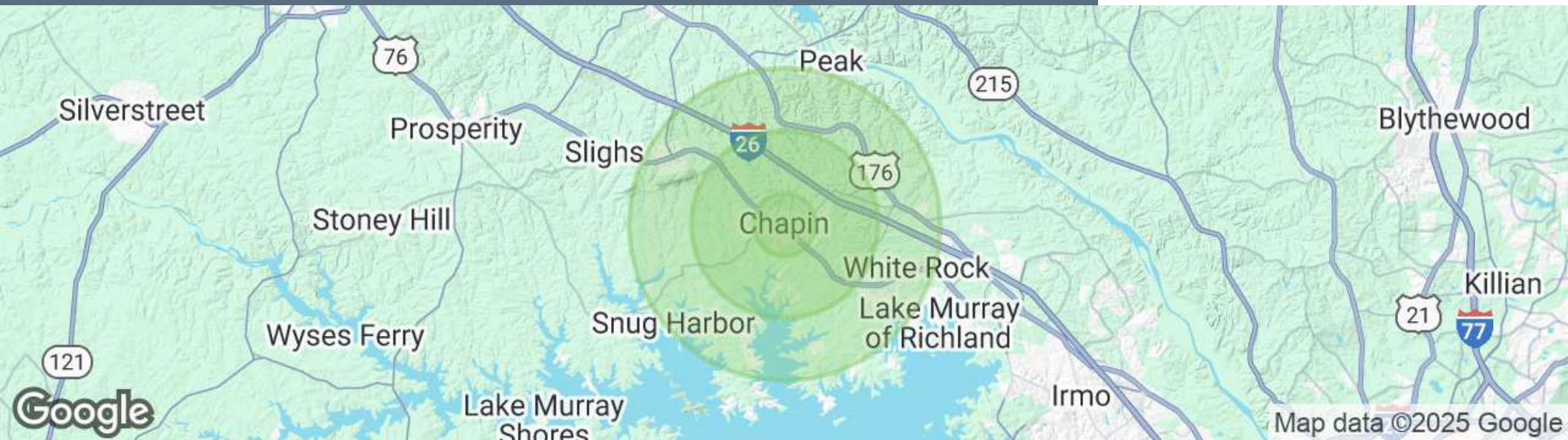
Clark Street, Chapin, SC 29036

For Sale
\$450,000



Clark Street, Chapin, SC 29036

For Sale
\$450,000



Population

	1 Mile	3 Miles	5 Miles
Total Population	2,001	8,522	23,073
Average Age	39	40	43
Average Age (Male)	37	39	42
Average Age (Female)	41	42	44

Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	754	3,196	8,811
# of Persons per HH	2.7	2.7	2.6
Average HH Income	\$94,773	\$96,937	\$116,582
Average House Value	\$316,912	\$351,141	\$437,286

Demographics data derived from AlphaMap



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