



+/- 13 Acres on Oak Ridge Turnpike

Oak Ridge, Tennessee

Property Details

- +/- 13 Acres
- 1,086' frontage on Oak Ridge Turnpike
- Sale Price: \$250,000/acre

For more information:

Sam Tate, CCIM

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Maribel Koella, CCIM, SIOR

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on Oak Ridge Turnpike

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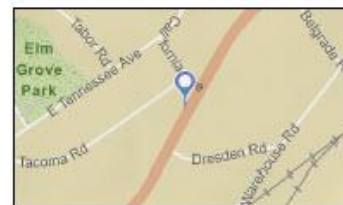
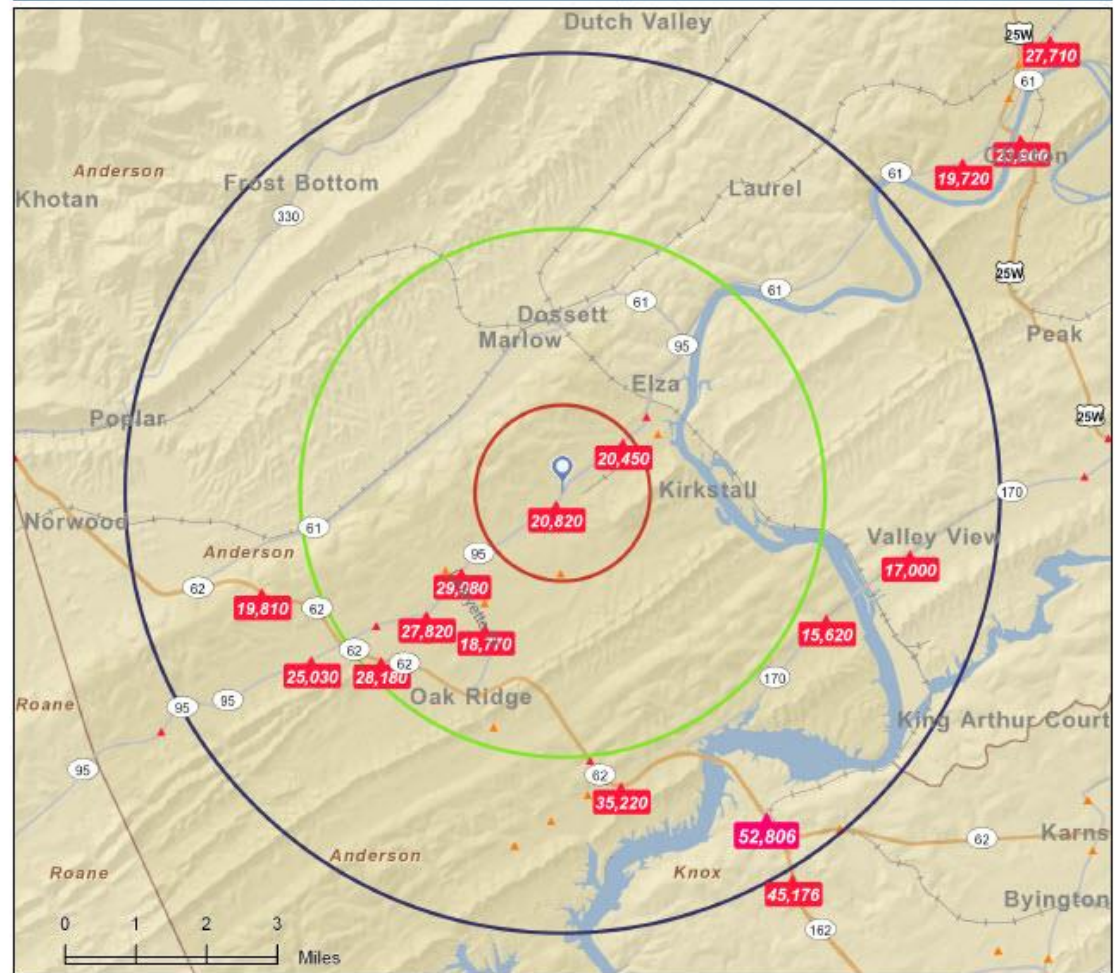
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Traffic Count Map

504 Oak Ridge Turnpike
504 Oak Ridge Tpk, Oak Ridge, Tennessee, 37830
Ring: 1, 3, 5 Miles

Latitude: 36.03515
Longitude: -84.224579



Average Daily Traffic Volume

- ▲ Up to 6,000 vehicles per day
- ▲ 6,001 - 15,000
- ▲ 15,001 - 30,000
- ▲ 30,001 - 50,000
- ▲ 50,001 - 100,000
- ▲ More than 100,000 per day



Source: ©2011 MPSI (Market Planning Solutions Inc.) Systems Inc. d.b.a. DataMetrix®

1086' Frontage on Oak Ridge Turnpike



Executive Summary

504 Oak Ridge Turnpike
504 Oak Ridge Tpke, Oak Ridge, Tennessee, 37830,
Rings: 1, 3, 5 mile radii

Latitude: 36.035149667
Longitude: -84.22457894

	1 mile	3 miles	5 miles
Population			
2000 Population	5,464	19,426	32,063
2010 Population	5,715	20,334	34,511
2013 Population	5,695	20,423	34,773
2018 Population	5,693	20,575	35,164
2000-2010 Annual Rate	0.45%	0.46%	0.74%
2010-2013 Annual Rate	-0.11%	0.13%	0.23%
2013-2018 Annual Rate	-0.01%	0.15%	0.22%
2013 Male Population	46.5%	47.1%	47.6%
2013 Female Population	53.5%	52.9%	52.4%
2013 Median Age	45.5	44.8	43.5

In the identified area, the current year population is 34,773. In 2010, the Census count in the area was 34,511. The rate of change since 2010 was 0.23% annually. The five-year projection for the population in the area is 35,164 representing a change of 0.22% annually from 2013 to 2018. Currently, the population is 47.6% male and 52.4% female.

Median Age

The median age in this area is 43.5, compared to U.S. median age of 37.3.

Race and Ethnicity

	1 mile	3 miles	5 miles
2013 White Alone	86.1%	84.8%	85.1%
2013 Black Alone	6.2%	6.7%	7.5%
2013 American Indian/Alaska Native Alone	0.6%	0.5%	0.4%
2013 Asian Alone	2.2%	2.6%	2.1%
2013 Pacific Islander Alone	0.1%	0.0%	0.0%
2013 Other Race	2.0%	2.5%	2.0%
2013 Two or More Races	2.9%	2.8%	2.8%
2013 Hispanic Origin (Any Race)	4.5%	5.2%	4.6%

Persons of Hispanic origin represent 4.6% of the population in the identified area compared to 17.4% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 33.3 in the identified area, compared to 62.1 for the U.S. as a whole.

Households

	1 mile	3 miles	5 miles
2000 Households	2,400	8,601	13,932
2010 Households	2,533	8,950	14,908
2013 Total Households	2,524	8,986	15,024
2018 Total Households	2,521	9,046	15,190
2000-2010 Annual Rate	0.54%	0.40%	0.68%
2010-2013 Annual Rate	-0.11%	0.13%	0.24%
2013-2018 Annual Rate	-0.02%	0.13%	0.22%
2013 Average Household Size	2.19	2.22	2.28

The household count in this area has changed from 14,908 in 2010 to 15,024 in the current year, a change of 0.24% annually. The five-year projection of households is 15,190, a change of 0.22% annually from the current year total. Average household size is currently 2.28, compared to 2.28 in the year 2010. The number of families in the current year is 9,367 in the specified area.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2013 and 2018. Esri converted Census 2000 data into 2010 geography.

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Median Household Income			
2013 Median Household Income	\$49,594	\$44,361	\$43,006
2018 Median Household Income	\$58,304	\$53,292	\$52,149
2013-2018 Annual Rate	3.29%	3.74%	3.93%
Average Household Income			
2013 Average Household Income	\$71,475	\$70,973	\$66,007
2018 Average Household Income	\$85,286	\$87,108	\$80,367
2013-2018 Annual Rate	3.60%	4.18%	4.02%
Per Capita Income			
2013 Per Capita Income	\$32,242	\$31,522	\$28,693
2018 Per Capita Income	\$38,457	\$38,576	\$34,847
2013-2018 Annual Rate	3.59%	4.12%	3.96%

Households by Income

Current median household income is \$43,006 in the area, compared to \$51,314 for all U.S. households. Median household income is projected to be \$52,149 in five years, compared to \$59,580 for all U.S. households

Current average household income is \$66,007 in this area, compared to \$71,842 for all U.S. households. Average household income is projected to be \$80,367 in five years, compared to \$83,667 for all U.S. households

Current per capita income is \$28,693 in the area, compared to the U.S. per capita income of \$27,567. The per capita income is projected to be \$34,847 in five years, compared to \$32,073 for all U.S. households

Housing			
2000 Total Housing Units	2,562	9,464	15,411
2000 Owner Occupied Housing Units	1,836	5,968	9,783
2000 Owner Occupied Housing Units	564	2,633	4,149
2000 Vacant Housing Units	162	863	1,479
2010 Total Housing Units	2,794	10,141	16,754
2010 Owner Occupied Housing Units	1,738	5,954	9,896
2010 Renter Occupied Housing Units	795	2,996	5,012
2010 Vacant Housing Units	261	1,191	1,846
2013 Total Housing Units	2,839	10,241	16,951
2013 Owner Occupied Housing Units	1,671	5,757	9,635
2013 Renter Occupied Housing Units	853	3,229	5,389
2013 Vacant Housing Units	315	1,255	1,927
2018 Total Housing Units	2,859	10,404	17,300
2018 Owner Occupied Housing Units	1,690	5,848	9,823
2018 Renter Occupied Housing Units	831	3,198	5,367
2018 Vacant Housing Units	338	1,358	2,110

Currently, 56.8% of the 16,951 housing units in the area are owner occupied; 31.8%, renter occupied; and 11.4% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 11.3% are vacant. In 2010, there were 16,754 housing units in the area - 59.1% owner occupied, 29.9% renter occupied, and 11.0% vacant. The annual rate of change in housing units since 2010 is 0.52%. Median home value in the area is \$134,701, compared to a median home value of \$177,257 for the U.S. In five years, median value is projected to change by 6.05% annually to \$180,725.

Data Note: Income is expressed in current dollars

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2013 and 2018. Esri converted Census 2000 data into 2010 geography.