

96

1

23,000 VPD

9,700 VPD



WAFPLE
HOUSE

±3.23 AC

7,700 VPD

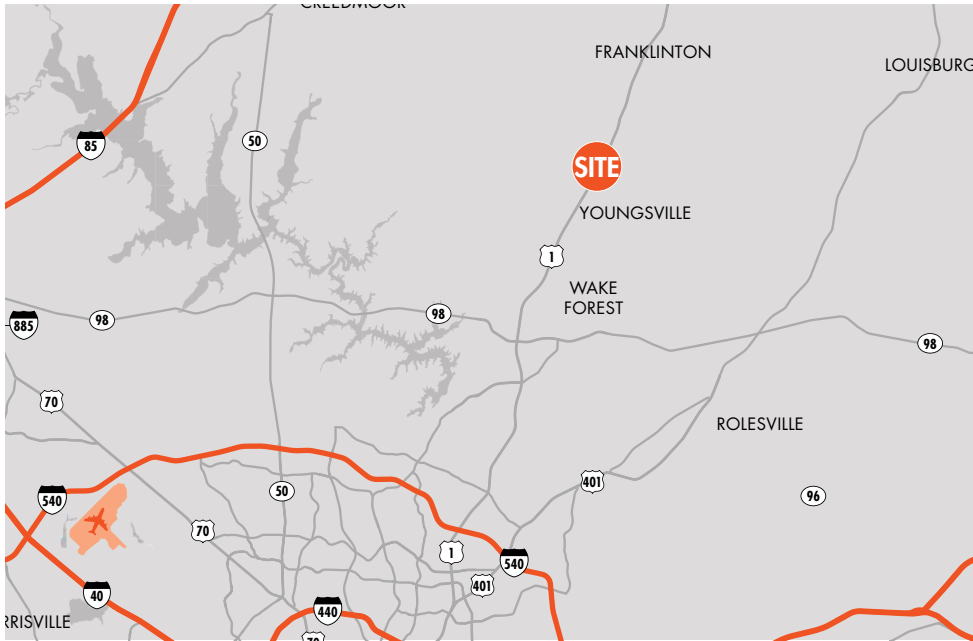
96

1

27,000 VPD



5490 NC 96 HWY W
YOUNGSVILLE, NC 27596



PROPERTY FEATURES

- Located at the fully signalized intersection of US-1 and Hwy 96
- Excellent visibility on heavily travelled corridor
- Strong residential and commercial growth surrounding the site

DEMOGRAPHICS

1 MILE RADIUS

	1,536
	ESTIMATED POPULATION 2023
	37.7
	MEDIAN AGE
	\$79,786
	MEDIAN HOUSEHOLD INCOME
	1,813
	TOTAL EMPLOYEES
	\$304,232
	MEDIAN HOME VALUE 2023

3 MILE RADIUS

	16,129
	ESTIMATED POPULATION 2023
	37.3
	MEDIAN AGE
	\$92,950
	MEDIAN HOUSEHOLD INCOME
	4,298
	TOTAL EMPLOYEES
	\$302,930
	MEDIAN HOME VALUE 2023

5 MILE RADIUS

	46,483
	ESTIMATED POPULATION 2023
	37.6
	MEDIAN AGE
	\$333,310
	MEDIAN HOUSEHOLD INCOME
	10,034
	TOTAL EMPLOYEES
	\$181,808
	MEDIAN HOME VALUE 2023

AREA RETAILERS



FOR MORE INFORMATION, PLEASE CONTACT:

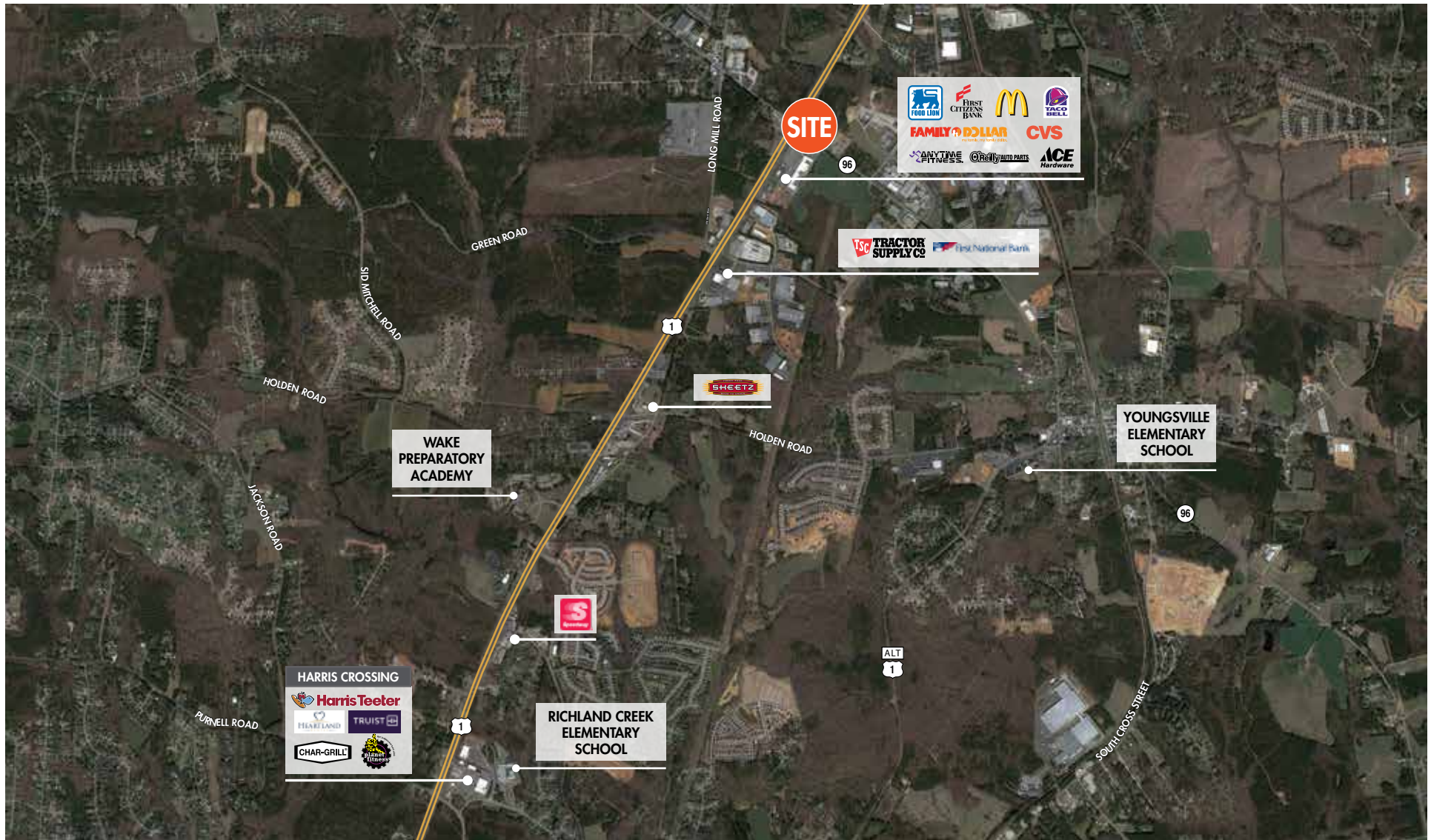
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