



OFFERING MEMORANDUM

1741 I-20 INDUSTRIAL PARK DR
1741 I-20 Industrial Park Dr • Thomson, GA 30824

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1741 I-20 INDUSTRIAL PARK DR
Thomson, GA
ACT ID Z0450003

Michael J. Fasano
Marcus & Millichap
1100 Abernathy Road, N.E. Bldg. 500, Suite 600
Atlanta, GA 30328
Tel: (678) 808-2700
Fax: (678) 808-2710
License: 352663

Marcus & Millichap

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INVESTMENT OVERVIEW



EXECUTIVE SUMMARY

VITAL DATA					
			CURRENT	PRO FORMA	
Price	\$3,375,000	CAP Rate	7.92%	7.92%	
Down Payment	30% / \$1,012,500	Net Operating Income	\$267,202	\$267,202	
Loan Amount	\$2,362,500	Net Cash Flow After Debt Service	6.33% / \$64,094	6.33% / \$64,094	
Loan Type	Proposed New	Total Return	12.56% / \$127,168	12.94% / \$131,058	
Interest Rate / Amortization	6.00% / 20 Years				
Rentable SF	64,386				
Price/SF	\$52.42				
Current Occupancy	100.0%				
Year Built	2009				
Lot Size	19.4 acre(s)				

EXPENSES					
		CURRENT	\$/SF	PRO FORMA	\$/SF



DEMOGRAPHICS

	1-Miles	5-Miles	10-Miles
2017 Estimate Pop	124	11,361	28,661
2010 Census Pop	124	11,360	27,692
2017 Estimate HH	46	4,182	10,656
2010 Census HH	47	4,241	10,367
Median HH Income	\$46,221	\$35,450	\$42,313
Per Capita Income	\$21,306	\$18,958	\$21,582
Average HH Income	\$57,817	\$51,360	\$57,430

INVESTMENT OVERVIEW

1741 I-20 Industrial Park Dr is located in Thomson, GA, off Interstate 20 in the new industrial park. The property is a class A industrial distribution facility occupied by Advance Auto. The single tenant (NNN) industrial offering is currently generating \$267,201.96 annually. or \$4.15/SF. Advance Stores Company, Incorporated retails and distributes automotive parts and accessories. The Company owns and operates auto parts stores throughout the United States. There credit rating has improved from C-1 to B-2 since 4/21/18 and sales continue to meet or exceed expectations.

"Second quarter sales increased 2.8% to \$2.33 billion due to a 2.8% increase in comps (on top of flat comps during the same period last year), partially offset by the closing of 178 stores during the year. Management attributed the improvement in comparable store sales to increased seasonal demand. EBITDA and EBITDA margin increased 3.4% and 10 basis points, respectively, while TTM EBITDA margin was 8.9%, down from 10% at the same time last year. The automobile aftermarket industry is positioned for growth as sales of new vehicles slow and the average age of vehicles on the road is just over 12 years. Additionally, more miles are being driven as gas prices moderate. The Company has capitalized on the favorable industry trends enabling it to report positive comps this quarter after five periods of flat or down trends. Ongoing initiatives to improve operations include cost reductions, better inventory management, customer service enhancements, moving professional customers to a new dedicated website, and closing underperforming stores. Free cash flow remained positive and debt was relatively unchanged at the end of the quarter. Leverage metrics remained acceptable and liquidity of \$1.79 billion (\$897.5 million in revolver availability and \$902.2 million in cash) was adequate to fund working capital requirements. Cash balances have increased significantly and will be used to fund a new \$600.0 million share purchase plan. Higher sales and margins enabled the credit rating to improve one notch to B2 from C1." - Dave Silverman , CreditIntel

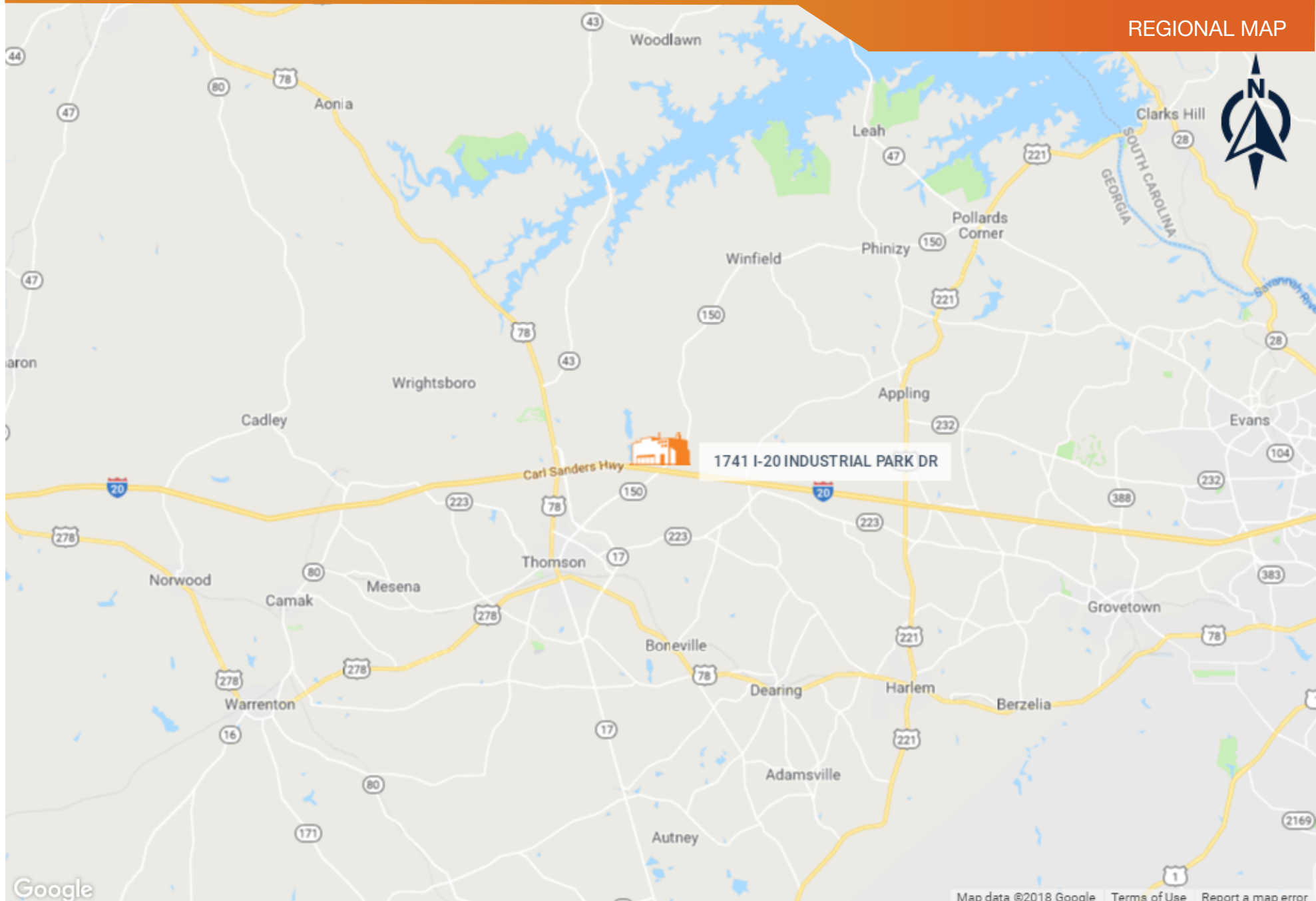
INVESTMENT HIGHLIGHTS

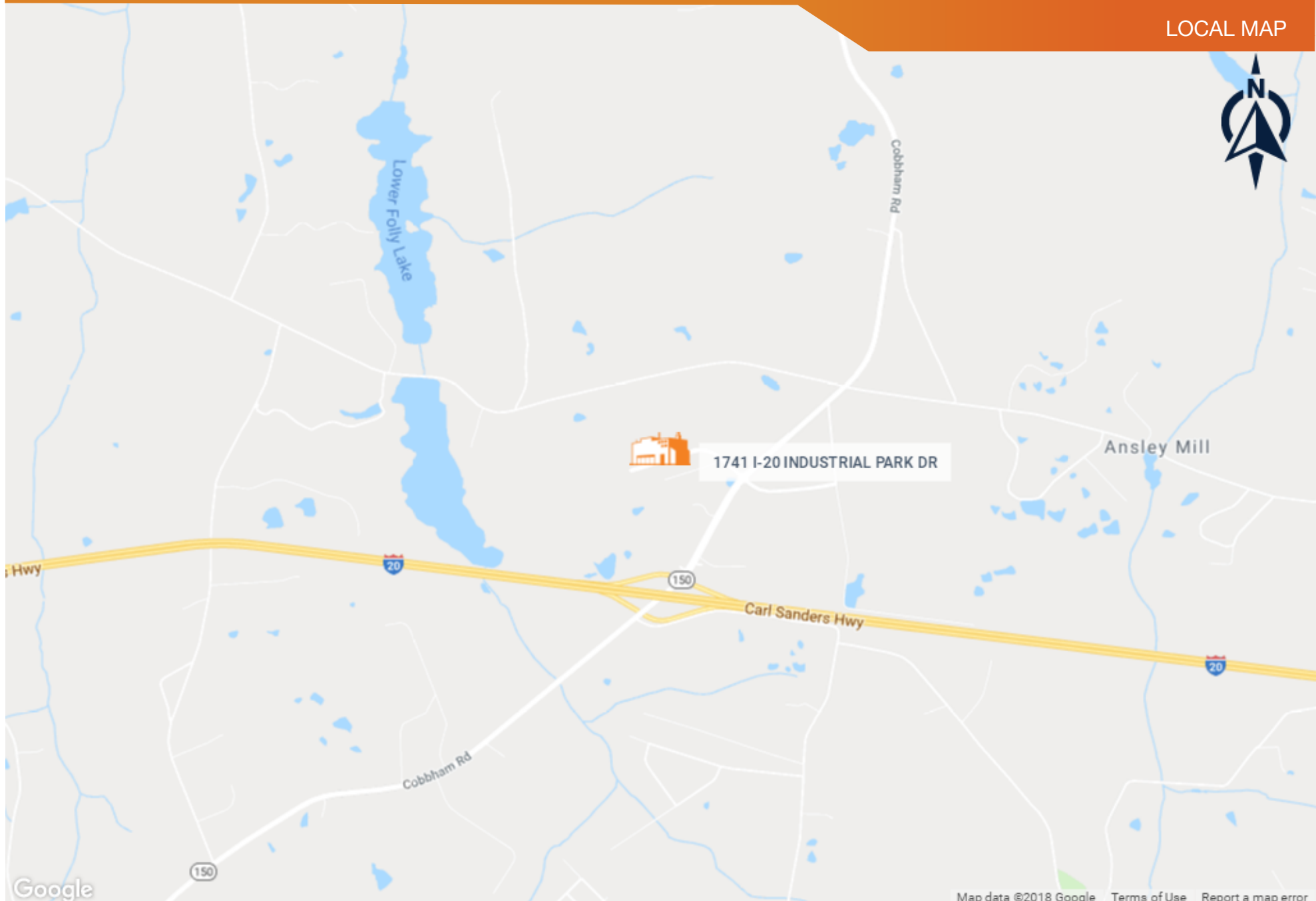
- 1741 I-20 Industrial Park Dr
- Listed for Sale: \$3,375,000.00
- 64,386 Square Feet
- Class A Industrial Distribution Facility
- Long Term Lease in Place
- Credit Tenant: Advance Stores Company, Incorporated

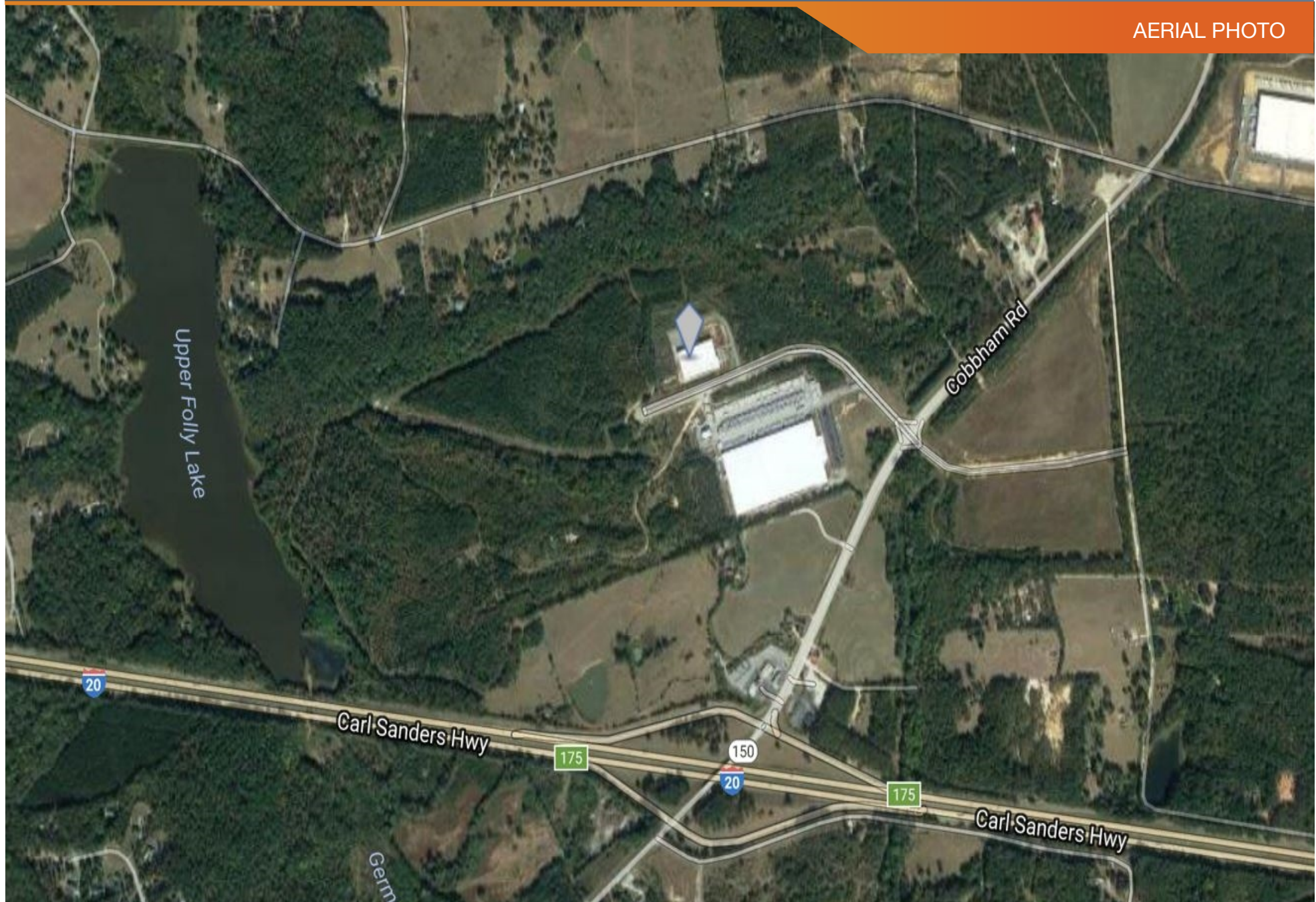


PROPERTY SUMMARY

THE OFFERING	
Property	1741 I-20 Industrial Park Dr
Price	\$3,375,000
Property Address	1741 I-20 Industrial Park Dr, Thomson, GA
Assessors Parcel Number	00500 00000 079 H00
Zoning	I1
SITE DESCRIPTION	
Number of Floors	1
Year Built/Renovated	2009
Rentable Square Feet	64,386
Ownership	Partnership Interest
Parcel Size	19.4 acre(s)
Parking	36
Topography	Flat
Intersection/Cross Street	Cobberham Rd & I-20 Industrial Park Dr
UTILITIES	
Gas	Natural
Electric	3p
Water	County
Sewer	County
CONSTRUCTION	
Sprinkler System	Yes









FINANCIAL ANALYSIS



TENANT SUMMARY

As of September, 2018

Tenant Name	Suite	Square Feet	% Bldg Share	Lease Dates Comm.	Lease Dates Exp.	Annual Rent per Sq. Ft.	Total Rent Per Month	Total Rent Per Year	Pro Forma Rent Per Year	Changes on	Rent Increase	Lease Type	Renewal Options and Option Year Rental Information
Advance Auto	100	64,386	100.0%		12/31/21	\$4.15	\$22,267	\$267,202	\$267,202	N/A	N/A	NNN	5yr
Total		64,386				\$4.15	\$22,267	\$267,202	\$267,202				
Occupied Tenants: 1				Unoccupied Tenants: 0		Occupied GLA: 100.00%		Unoccupied GLA: 0.00%					

Notes:

OPERATING STATEMENT

Income	NNN	Per SF	Current	Per SF	Pro Forma	Per SF	Notes
Scheduled Base Rental Income	267,202	4.15	267,202	4.15	267,202	4.15	
Expense Reimbursement Income							
Net Lease Reimbursement							
Management Fees	0	0.00	0	0.00	0	0.00	
Total Reimbursement Income	\$0	0.0%	\$0	0.0%	\$0	0.0%	
Effective Gross Revenue	\$267,202	\$4.15	\$267,202	\$4.15	\$267,202	\$4.15	

Operating Expenses	NNN	Per SF	Current	Per SF	Pro Forma	Per SF	
Total Expenses	\$0	\$0.00	\$0	\$0.00	\$0	\$0.00	
Expenses as % of EGR	0.0%		0.0%		0.0%		
Net Operating Income	\$267,202	\$4.15	\$267,202	\$4.15	\$267,202	\$4.15	

Notes and assumptions to the above analysis are on the following page.

NOTES**Notes to Operating Statement**

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PRICING DETAIL

Summary	
Price	\$3,375,000
Down Payment	\$1,012,500
Down Payment %	30%
Number of Suites	1
Price Per SqFt	\$52.42
Total Gross SF	64,386 SF
Lot Size	19.4 Acres
Year Built/Renovated	2009
Occupancy	100.00%

Returns	Current	Pro Forma
CAP Rate	7.92%	7.92%
Cash-on-Cash	6.33%	6.33%
Debt Coverage Ratio	1.32	1.32

Financing	1st Loan
Loan Amount	\$2,362,500
Loan Type	New
Interest Rate	6.00%
Amortization	20 Years
Year Due	2028

Loan information is subject to change. Contact your Marcus & Millichap Capital Corporation representative.

Operating Data				
Income		Current		Pro Forma
Scheduled Base Rental Income		\$267,202		\$267,202
Total Reimbursement Income	0.0%	\$0	0.0%	\$0
Other Income		\$0		\$0
Potential Gross Revenue		\$267,202		\$267,202
General Vacancy	0.0%	\$0	0.0%	\$0
Effective Gross Revenue		\$267,202		\$267,202
Less: Operating Expenses	0.0%	\$0	0.0%	\$0
Net Operating Income		\$267,202		\$267,202
Tenant Improvements		\$0		\$0
Leasing Commissions		\$0		\$0
Capital Expenditures		\$0		\$0
Cash Flow		\$267,202		\$267,202
Debt Service		(\$203,108)		(\$203,108)
Net Cash Flow After Debt Service	6.33%	\$64,094	6.33%	\$64,094
Principal Reduction		\$63,074		\$66,964
Total Return	12.56%	\$127,168	12.94%	\$131,058

Operating Expenses		Current	Pro Forma
CAM		\$0	\$0
Insurance		\$0	\$0
Real Estate Taxes		\$0	\$0
Management Fee		\$0	\$0
Other Expenses - Non Reimbursable		\$0	\$0
Total Expenses		\$0	\$0
Expenses/Suite		\$0	\$0

Advance Auto



General Information	
Tenant Name	Advance Auto
Rentable Square Feet	64,386 SF
Percentage of RBA	100.00%
Lease Commencement	12/31/1899
Lease Expiration	12/31/2021

MARCUS & MILLICHAP CAPITAL CORPORATION CAPABILITIES

MMCC—our fully integrated, dedicated financing arm—is committed to providing superior capital market expertise, precisely managed execution, and unparalleled access to capital sources providing the most competitive rates and terms.

We leverage our prominent capital market relationships with commercial banks, life insurance companies, CMBS, private and public debt/equity funds, Fannie Mae, Freddie Mac and HUD to provide our clients with the greatest range of financing options.

Our dedicated, knowledgeable experts understand the challenges of financing and work tirelessly to resolve all potential issues to the benefit of our clients.



**Closed 1,707
debt and equity
financings
in 2017**



**National platform
operating
within the firm's
brokerage offices**



**\$5.63 billion
total national
volume in 2017**



**Access to
more capital
sources than
any other firm
in the industry**

WHY MMCC?

**Optimum financing solutions
to enhance value**

**Our ability to enhance
buyer pool by expanding
finance options**

**Our ability to enhance
seller control**

- **Through buyer qualification support**
- **Our ability to manage buyers finance expectations**
- **Ability to monitor and manage buyer/lender progress, insuring timely, predictable closings**
- **By relying on a world class set of debt/equity sources and presenting a tightly underwritten credit file**

MARKET COMPARABLES




**1741 I-20 INDUSTRIAL PARK DR
(SUBJECT)**

- 1 Ditch Witch
- 2 Cooper Commerce Industrial Park
- 3 FedEx
- 4 FedEx
- 5 Schofield Stone
- 6 Texas Wholesale
- 7 2601 Westinghouse Boulevard
- 8 ABC Supply Co.
- 9 FedEx
- 10 1800 Montreal Circle
- 11 New 10-Yr. ABC Supply Co.
- 12 Tri-County Commerce Center
- 13 5050 S National Dr
- 14 Precision Metal Works
- 15 Springs Global

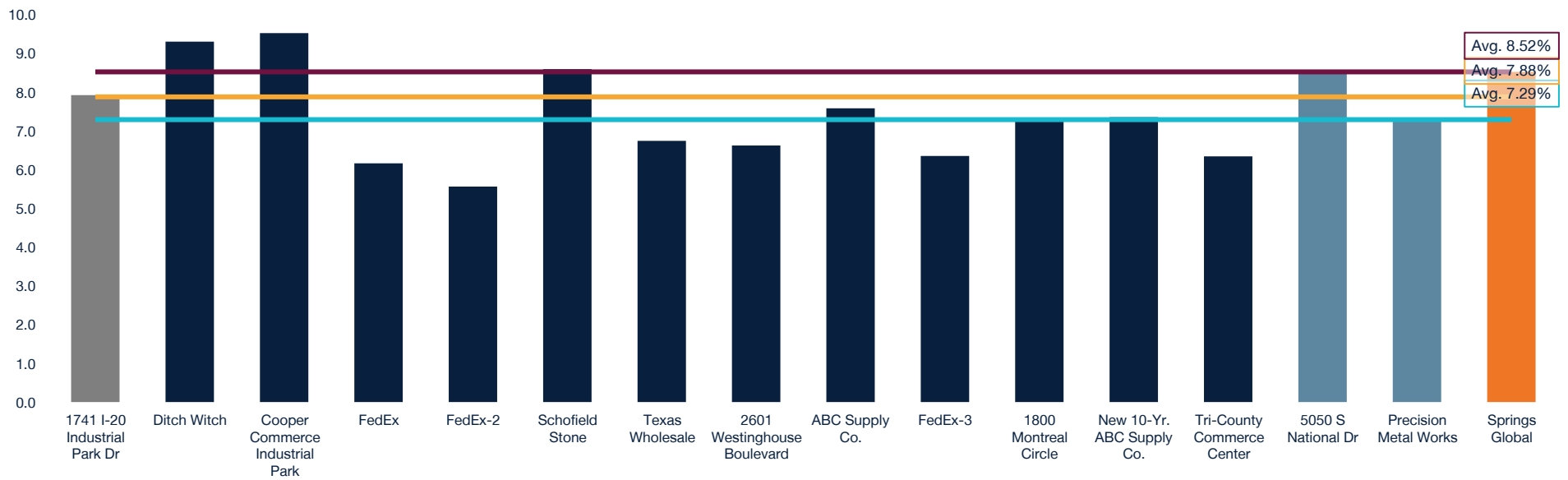
- SALES COMPARABLES
- IN ESCROW COMPARABLES
- ON MARKET COMPARABLES

SALES COMPARABLES MAP


Map data ©2018 Google, INEGI Terms of Use

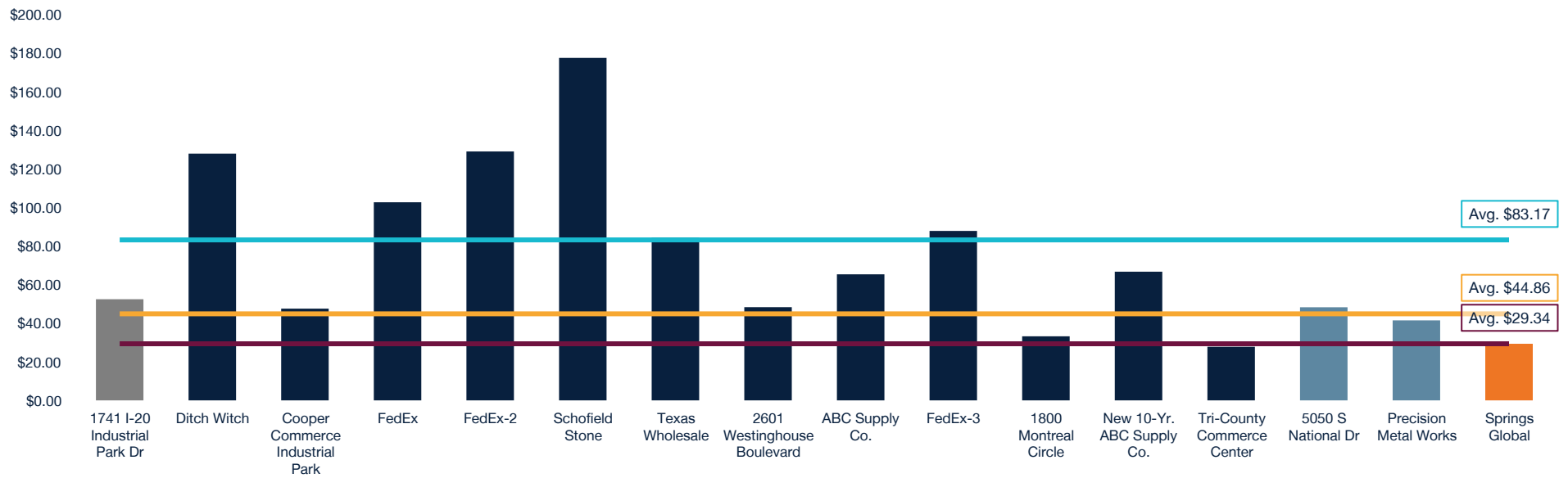


Average Cap Rate



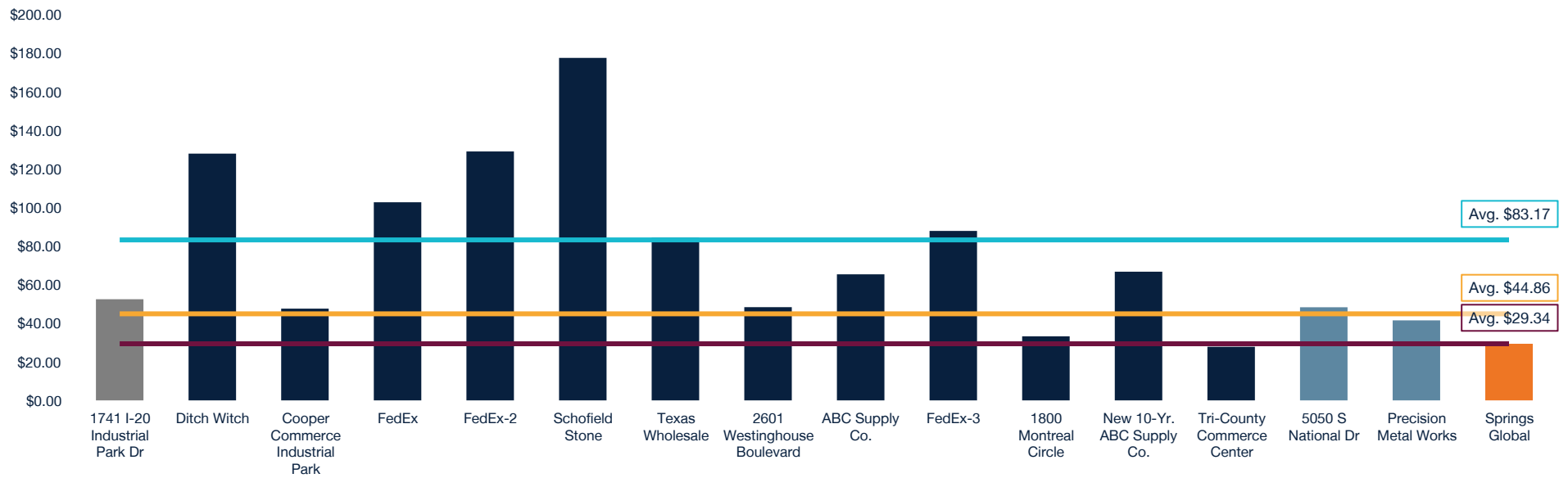


Average Price Per Square Foot





Average Price Per Gross Square Foot



SALES COMPARABLES

IN ESCROW COMPARABLES

ON MARKET COMPARABLES

1741 I-20 INDUSTRIAL PARK DR

1741 I-20 Industrial Park Dr, Thomson, GA, 30824



Asking Price	\$3,375,000
Price/SF	\$52.42
CAP Rate	7.92%
Year Built	2009
Occupancy	100%
Divisible	False
Percentage of Office	5.00%

DITCH WITCH

5430 Georgia Highway 85, Forest Park, GA, 30297



Close of Escrow	6/29/2017
Sales Price	\$3,000,000
Rentable SF	23,460
Price/SF	\$127.88
CAP Rate	9.30%
Year Built	2004

COOPER COMMERCE INDUSTRIAL PARK

970 Ocoee Apopka Road, Apopka, FL, 32703



Close of Escrow	3/1/2017
Days On Market	205
Sales Price	\$2,135,000
Rentable SF	44,910
Price/SF	\$47.54
CAP Rate	9.52%
Year Built	1997

SALES COMPARABLES

IN ESCROW COMPARABLES

ON MARKET COMPARABLES

FEDEX

1500 Blueball Ave, Marcus Hook, PA, 19061

3



Close of Escrow	2/23/2018
Sales Price	\$15,400,000
Rentable SF	150,000
Price/SF	\$102.67
CAP Rate	6.16%
Year Built	1997

FEDEX

4400 International Pkwy, Atlanta, GA, 30354

4



Close of Escrow	2/6/2018
Sales Price	\$32,250,000
Rentable SF	250,000
Price/SF	\$129.00
CAP Rate	5.56%
Year Built	1997

SCHOFIELD STONE

2560 Satellite Blvd, Duluth, GA, 30096

5



Close Of Escrow	2/2/2018
Sales Price	\$2,200,000
Price/SF	\$177.49
CAP Rate	8.59%
GLA	12,395 SF
Lot Size	9.29 acre(s)
Year Built	2002

SALES COMPARABLES

IN ESCROW COMPARABLES

ON MARKET COMPARABLES

TEXAS WHOLESALE

2657 Northaven Rd, Dallas, TX, 75229

6



Close of Escrow	10/31/2017
Sales Price	\$10,700,000
Rentable SF	126,960
Price/SF	\$84.28
CAP Rate	6.74%
Year Built	1969

2601 WESTINGHOUSE BOULEVARD

2601 Westinghouse Boulevard, Charlotte, NC, 28273

7



Close Of Escrow	10/14/2016
Sales Price	\$5,200,000
Price/SF	\$48.31
CAP Rate	6.62%
GLA	107,635 SF
Year Built	1982

ABC SUPPLY CO.

57 Depot USA Drive, Oxford, AL, 36203

8



Close Of Escrow	9/23/2016
Days On Market	30
Sales Price	\$1,930,000
Price/SF	\$65.33
CAP Rate	7.58%
GLA	29,544 SF
Lot Size	3.14 +/- Acres
Year Built	2005

NOTES

Listed and sold by Adam Abushagur to a Houston private equity firm. Texas Wholesale is a \$140MM+ revenue company and signed a new 15-year absolute NNN lease.

SALES COMPARABLES

IN ESCROW COMPARABLES

ON MARKET COMPARABLES

FEDEX

1126 West Breckenridge Street, Louisville, KY, 40210



Close Of Escrow	4/13/2016
Sales Price	\$4,200,000
Price/SF	\$87.82
CAP Rate	6.35%
GLA	47,824 SF
Year Built	1985

NOTES

Lease Term - 15 Years

Lease Rate - \$5.58 per Square Foot (Double-Net)

1800 MONTREAL CIRCLE

1800 Montreal Circle, Tucker, GA, 30084



Close of Escrow	1/20/2016
Days On Market	386
Sales Price	\$1,800,000
Rentable SF	54,204
Price/SF	\$33.21
CAP Rate	7.34%
Year Built	1970

NEW 10-YR. ABC SUPPLY CO.

485 W.C. Jarman Dr., Jacksonville, NC, 28540



Close Of Escrow	11/18/2015
Days On Market	191
Sales Price	\$3,334,308
Price/SF	\$66.69
CAP Rate	7.35%
GLA	50,000 SF
Lot Size	24.30 +/- Acres
Year Built	2010

SALES COMPARABLES

IN ESCROW COMPARABLES

ON MARKET COMPARABLES

TRI-COUNTY COMMERCE CENTER

4847 Industrial Access Road, Douglasville, GA, 30134

12



Close of Escrow	9/29/2014
Days On Market	210
Sales Price	\$937,500
Rentable SF	33,750
Price/SF	\$27.78
CAP Rate	6.34%
Year Built	1997

5050 S NATIONAL DR

5050 S National Dr, Knoxville, TN, 37914

13



In Escrow	
List Price	\$4,940,000
Rentable SF	102,368
Price/SF	\$48.26
CAP Rate	8.50%
Year Built	1969

PRECISION METAL WORKS

6901-6903 Preston Highway, Louisville, KY, 40229

14



In Escrow	
List Price	\$6,530,000
Rentable SF	157,520
Price/SF	\$41.46
CAP Rate	7.25%
Year Built	1979

SALES COMPARABLES

IN ESCROW COMPARABLES

ON MARKET COMPARABLES

SPRINGS GLOBAL

175 N Industrial Blvd NE, Calhoun, GA, 30701

15



On Market

List Price	\$13,000,000
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Rentable SF	443,150
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Price/SF	\$29.34
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CAP Rate	8.52%
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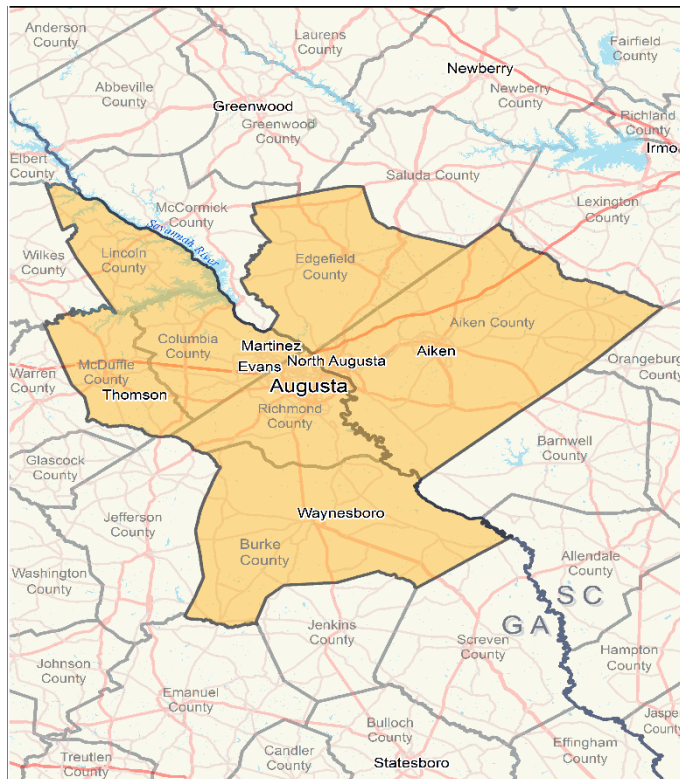
Year Built	1968
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MARKET OVERVIEW



AUGUSTA OVERVIEW

Augusta, Georgia, is the home of Augusta National Golf Club, where the Masters Tournament is played each year. The Augusta-Richmond County metro consists of seven counties: Burke, Columbia, Lincoln, McDuffie and Richmond counties in Georgia and Aiken and Edgefield counties in South Carolina. There are more than 600,000 residents in the market and the region is projected to add 30,000 people and 15,000 households over the next five years. The consolidated city-county of Augusta-Richmond contains 203,000 citizens.



METRO HIGHLIGHTS



MEDICAL DISTRICT

University Hospital along with employers in the Medical District provide tens of thousands of jobs in the region.



REGIONAL ECONOMIC HUB

The metro is an economic hub and houses operations for multiple large corporations such as International Paper, Kellogg's and Procter & Gamble.



QUALITY OF LIFE

A low cost of living and various employment opportunities allow a high homeownership rate of more than 66 percent, well above the U.S. rate.



ECONOMY

- The metro is a center for medicine, biotechnology and cybersecurity activities.
- Fort Gordon is a major economic driver employing nearly 17,000 workers. The facility has been designated to house the U.S. Army Cyber Command. The market is also home to military contractors such as Textron Specialized Vehicles.
- Healthcare-product manufacturing supports the economy, in addition to the Medical District. Covidien is a global health products company with operations in the area.
- The famous Augusta National Golf Club and the Masters Tournament attract thousands of tourists to the region each year.

DEMOGRAPHICS



* Forecast

Sources: Marcus & Millichap Research Services; BLS; Bureau of Economic Analysis; Experian; Fortune; Moody's Analytics; U.S. Census Bureau

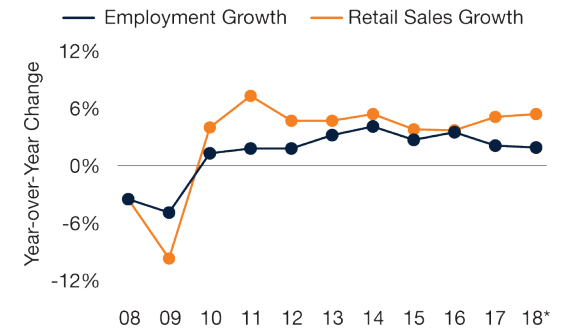
ATLANTA METRO AREA

Broad Economic Strength Boosting Appeal Of Atlanta Industrial Assets

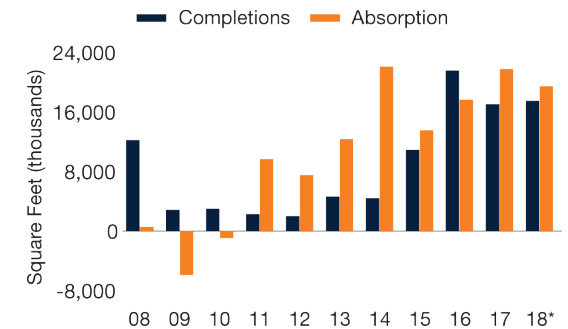
Sustained job growth, robust industrial demand keep market on positive footing. An expanding slate of industrial tenants, underpinned by an influx of automotive manufacturers and suppliers, have created a substantial need for industrial assets in Atlanta. Job creation in specialized manufacturing has far exceeded the national average, supported by net absorption that has averaged of 18.7 million square feet over the past four years. As a result, vacancy has fallen nearly 800 basis points since peaking at 14.6 percent in 2010. Logistics and distribution facilities near the airport, south of downtown, will lead a pipeline that is slightly above the five-year average, with the largest project the Lambert Farms Logistics Park at more than 1.5 million square feet. Net absorption above development will contribute to additional tightening in the market this year, yet a low amount of pre-leasing will keep vacancy from recording the sharp drops of previous years. Meanwhile, the average asking rent will move higher, yet older products in southern parts of Atlanta will limit marketwide rent growth.

Rising prices garner investor attention amid attractive return profiles. Amid declining vacancy and cap rates that remain in the mid- to high-7 percent range, Atlanta industrial properties have received strong demand from a variety of capital sources. Institutional investors will typically stick to larger assets near major transportation routes and the airport, while private investors and syndicates are generally focused on smaller industrial parks and suburban locations where cash returns can be up to 100 basis points above the metro average. Outlying assets where vacancy is higher and facilities that need improvements in order to meet the latest distribution strategies can provide opportunities for value-add upgrades where available, while stable properties near I-285 and north of downtown will see the fastest NOI growth.

Employment vs. Retail Sales Trends



Industrial Completions



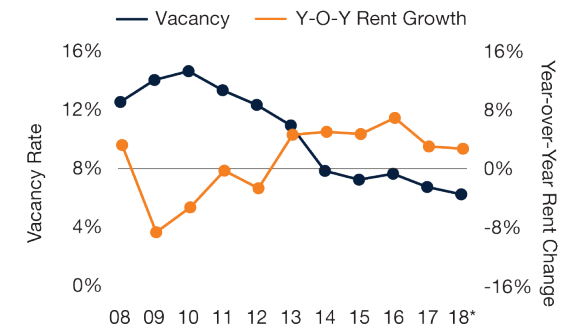
* Forecast
Sources: CoStar Group, Inc.; Real Capital Analytics

ATLANTA METRO AREA

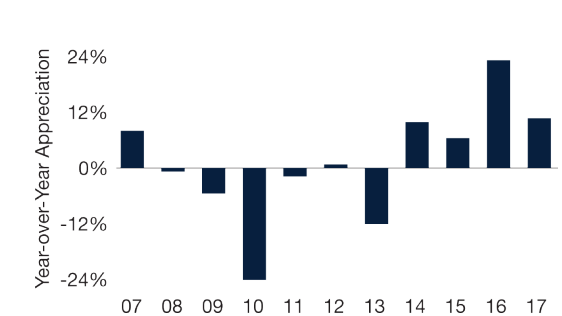
2018 Market Forecast

NIPI Rank 18, down 2 places	Development higher than the five-year average and subdued rent growth drop Atlanta's rank in the Index.
Employment up 1.9%	Atlanta employers will hire 53,000 workers this year, expanding payrolls by 1.9 percent. In 2017, 56,000 jobs were created.
Construction 17.5 million sq. ft.	Developers will complete 17.5 million square feet of space this year, marginally increasing supply from the previous year when 17 million square feet was brought online. Southern Atlanta will receive roughly two-thirds of the new space.
Vacancy down 50 bps	Strong net absorption will contract vacancy by 50 basis points to 6.2 percent. Last year, vacancy declined 90 basis points.
Rent up 2.7%	The average asking rent increases 2.7 percent to \$4.25 per square foot, building on last year's 3.0 percent gain.
Investment	The influx of properties in southern sections of Atlanta will provide buyers the opportunity to pick up new-build assets in a highly sought-after area.

Asking Rent and Vacancy Trends



Price Per Square Foot Trends



* Forecast
Sources: CoStar Group, Inc.; Real Capital Analytics

Created on October 2018

POPULATION	1 Miles	5 Miles	10 Miles
■ 2022 Projection			
Total Population	121	11,535	29,499
■ 2017 Estimate			
Total Population	124	11,361	28,661
■ 2010 Census			
Total Population	124	11,360	27,692
■ 2000 Census			
Total Population	125	11,001	26,313
■ Daytime Population			
2017 Estimate	92	11,588	28,579
HOUSEHOLDS	1 Miles	5 Miles	10 Miles
■ 2022 Projection			
Total Households	45	4,283	11,109
■ 2017 Estimate			
Total Households	46	4,182	10,656
Average (Mean) Household Size	2.69	2.64	2.63
■ 2010 Census			
Total Households	47	4,241	10,367
■ 2000 Census			
Total Households	45	4,078	9,701

HOUSEHOLDS BY INCOME	1 Miles	5 Miles	10 Miles
■ 2017 Estimate			
\$200,000 or More	1.52%	1.89%	2.26%
\$150,000 - \$199,000	2.06%	2.05%	2.56%
\$100,000 - \$149,000	9.96%	6.59%	8.13%
\$75,000 - \$99,999	11.61%	8.39%	11.13%
\$50,000 - \$74,999	22.32%	17.23%	19.10%
\$35,000 - \$49,999	9.91%	14.26%	14.36%
\$25,000 - \$34,999	10.07%	9.70%	10.26%
\$15,000 - \$24,999	10.85%	14.69%	12.32%
Under \$15,000	21.70%	25.19%	19.86%
Average Household Income	\$57,817	\$51,360	\$57,430
Median Household Income	\$46,221	\$35,450	\$42,313
Per Capita Income	\$21,306	\$18,958	\$21,582
POPULATION PROFILE	1 Miles	5 Miles	10 Miles
■ Population By Age			
2017 Estimate Total Population	124	11,361	28,661
Under 20	26.42%	28.28%	26.29%
20 to 34 Years	15.03%	18.18%	17.99%
35 to 39 Years	5.39%	5.51%	5.46%
40 to 49 Years	11.74%	11.69%	12.78%
50 to 64 Years	22.94%	20.45%	21.30%
Age 65+	18.47%	15.92%	16.16%
Median Age	42.73	38.24	40.22
■ Population 25+ by Education Level			
2017 Estimate Population Age 25+	85	7,463	19,351
Elementary (0-8)	6.22%	6.36%	5.69%
Some High School (9-11)	16.39%	19.99%	16.87%
High School Graduate (12)	36.77%	35.09%	35.31%
Some College (13-15)	12.43%	13.28%	16.19%
Associate Degree Only	8.21%	7.18%	7.54%
Bachelors Degree Only	10.67%	8.42%	9.77%
Graduate Degree	6.77%	6.10%	5.70%
■ Time Travel to Work			
Average Travel Time in Minutes	26	24	27

Source: © 2017 Experian



Population

In 2017, the population in your selected geography is 28,661. The population has changed by 8.92% since 2000. It is estimated that the population in your area will be 29,499.00 five years from now, which represents a change of 2.92% from the current year. The current population is 48.22% male and 51.78% female. The median age of the population in your area is 40.22, compare this to the US average which is 37.83. The population density in your area is 91.23 people per square mile.



Households

There are currently 10,656 households in your selected geography. The number of households has changed by 9.84% since 2000. It is estimated that the number of households in your area will be 11,109 five years from now, which represents a change of 4.25% from the current year. The average household size in your area is 2.63 persons.



Income

In 2017, the median household income for your selected geography is \$42,313, compare this to the US average which is currently \$56,286. The median household income for your area has changed by 20.32% since 2000. It is estimated that the median household income in your area will be \$47,275 five years from now, which represents a change of 11.73% from the current year.

The current year per capita income in your area is \$21,582, compare this to the US average, which is \$30,982. The current year average household income in your area is \$57,430, compare this to the US average which is \$81,217.



Race and Ethnicity

The current year racial makeup of your selected area is as follows: 61.41% White, 34.94% Black, 0.09% Native American and 0.68% Asian/Pacific Islander. Compare these to US averages which are: 70.42% White, 12.85% Black, 0.19% Native American and 5.53% Asian/Pacific Islander. People of Hispanic origin are counted independently of race.

People of Hispanic origin make up 2.60% of the current year population in your selected area. Compare this to the US average of 17.88%.



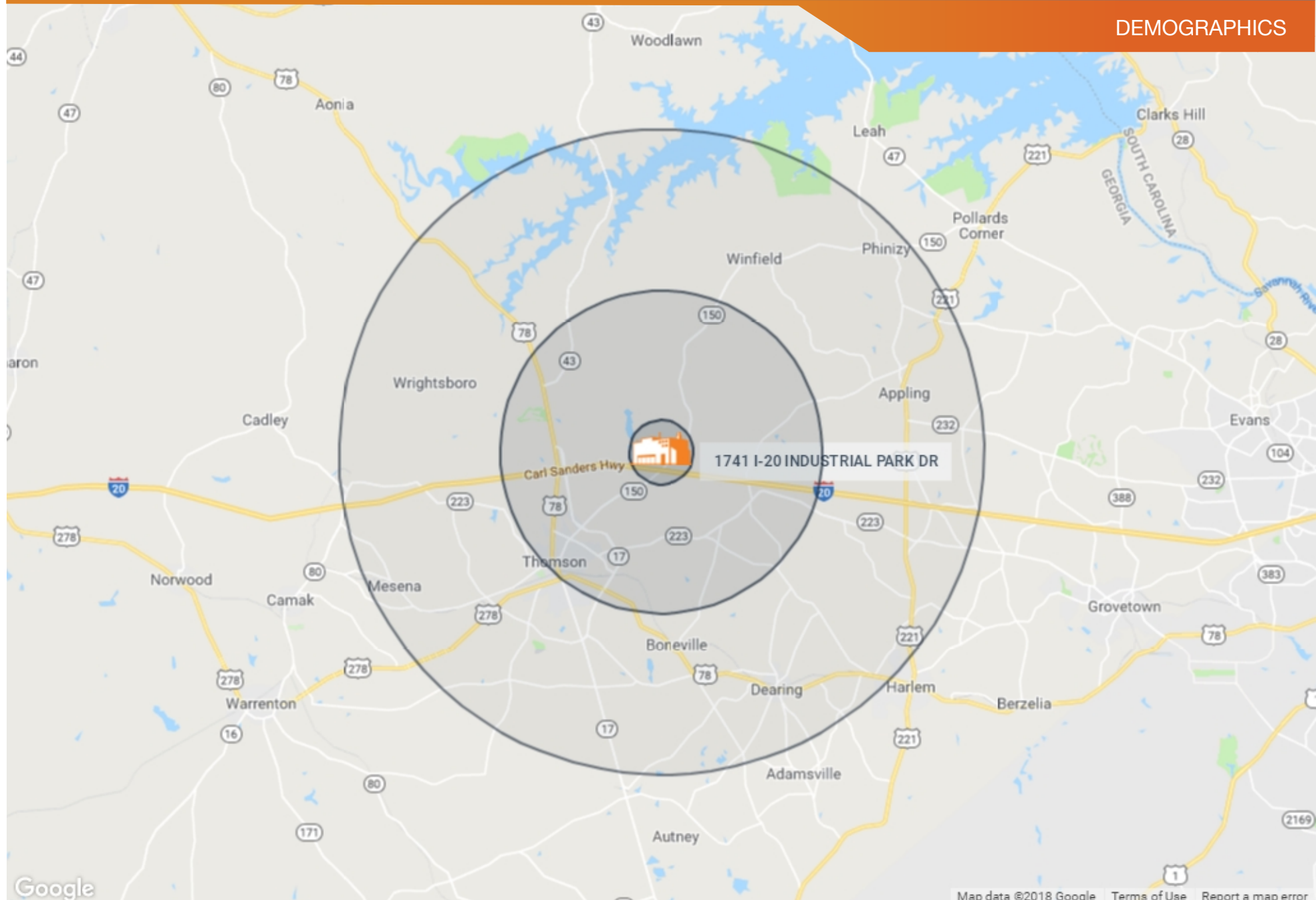
Housing

The median housing value in your area was \$117,198 in 2017, compare this to the US average of \$193,953. In 2000, there were 7,210 owner occupied housing units in your area and there were 2,491 renter occupied housing units in your area. The median rent at the time was \$302.



Employment

In 2017, there are 8,678 employees in your selected area, this is also known as the daytime population. The 2000 Census revealed that 49.59% of employees are employed in white-collar occupations in this geography, and 50.13% are employed in blue-collar occupations. In 2017, unemployment in this area is 8.06%. In 2000, the average time traveled to work was 27.00 minutes.



PRESENTED BY

Paul Paschal

Associate
Associate Director, National Office and
Industrial Properties Group
Charleston Office
Tel: (843) 952-2270
Fax: (843) 952-2310
paul.paschal@marcusmillichap.com
License: SC 90574

Michael J. Fasano

Broker
Atlanta Office
Tel: (678) 808-2700
Fax: (678) 808-2710
Michael.Fasano@marcusmillichap.com
License: GA 352663