

## LAND FOR SALE

3488 Salem Rd, Covington, GA 30016



### OFFERING SUMMARY

**SALE PRICE:** \$600,000

**LOT SIZE:** 2.8 Acres

**PRICE / SF:** \$4.92

### PROPERTY OVERVIEW

2.8 Acre Land adjacent to Kroger located about 2 miles south of i20 on Salem Rd.

### PROPERTY HIGHLIGHTS

- 2.8 Acre Land
- Adjacent to Kroger
- Located about 2 miles south of i20
- Salem Rd.
- Possible Fast food site

**KW COMMERCIAL**  
1420 Peachtree Street, Ste. 100  
Atlanta, GA 30309

**PATRICK HALLWOOD**  
Agent  
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patrickhallwood@kw.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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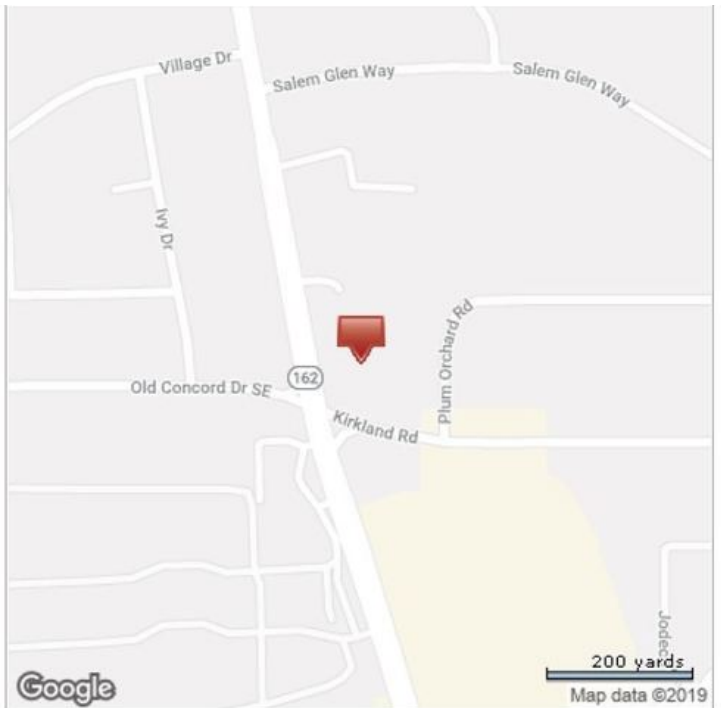


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\*Lot Dimensions are Estimated



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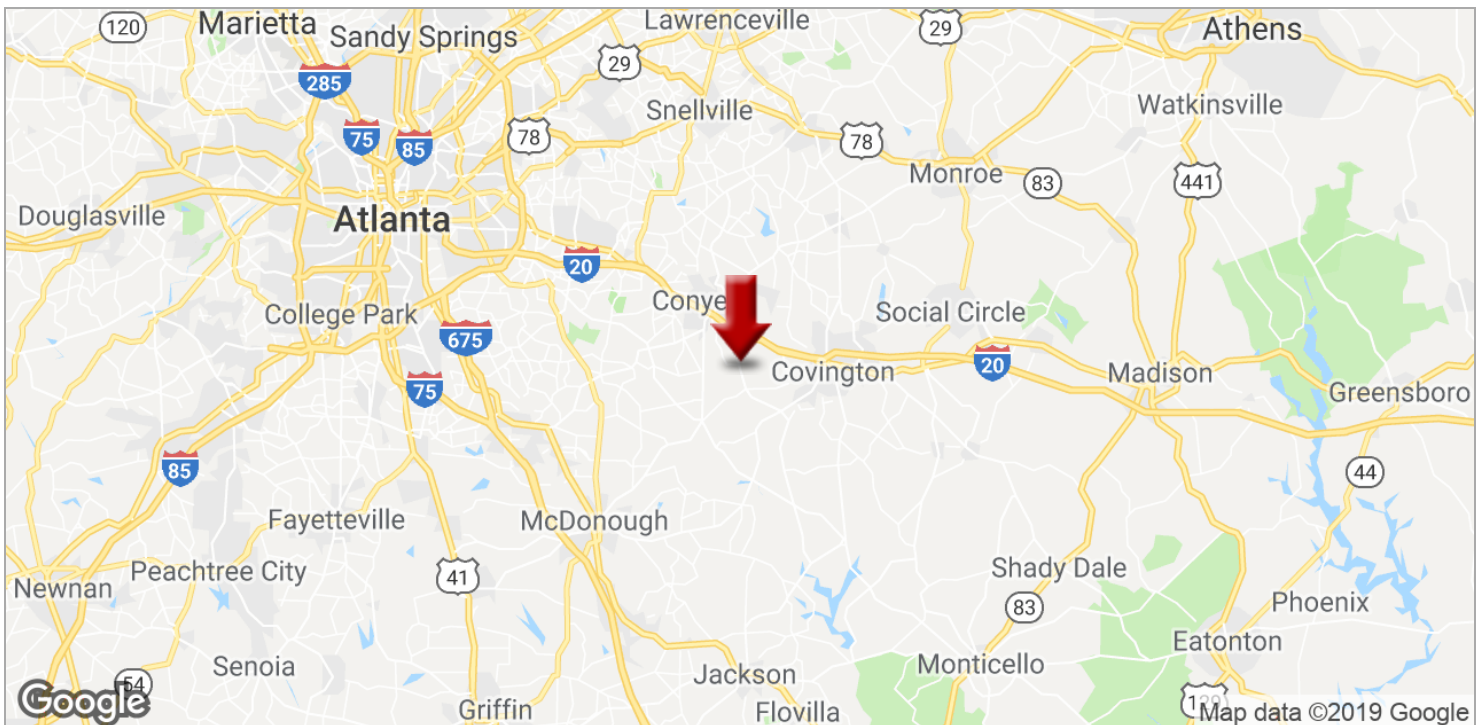
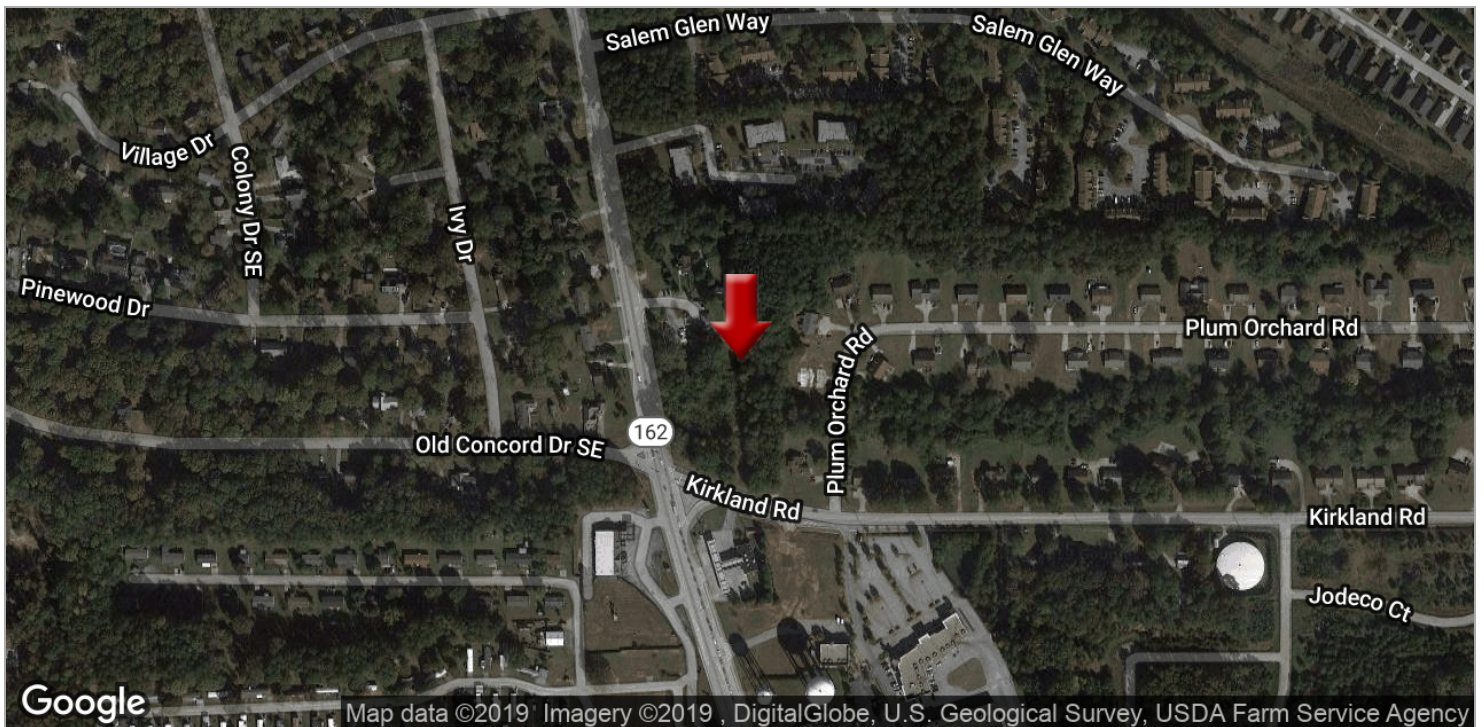
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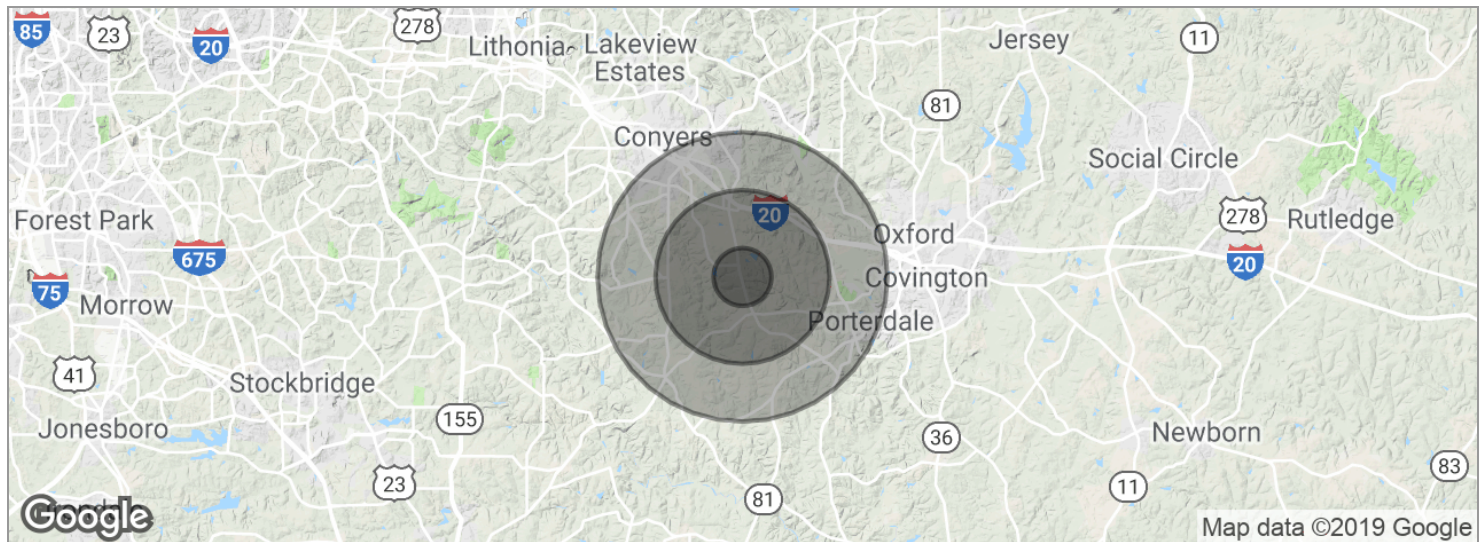
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# LAND FOR SALE

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POPULATION	1 MILE	3 MILES	5 MILES
Total population	4,852	39,104	77,782
Median age	33.5	34.1	34.5
Median age (male)	30.0	30.9	31.9
Median age (Female)	35.4	35.8	36.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	1,665	13,344	26,775
# of persons per HH	2.9	2.9	2.9
Average HH income	\$62,748	\$64,912	\$64,543
Average house value	\$152,924	\$152,298	\$155,129

\* Demographic data derived from 2010 US Census

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