

# 1,000 SF Freestanding Retail Investment Opportunity

906 Chapin Rd, Chapin, SC 29036



## FOR SALE

- 1,000 SF building and .10 AC lot size
- Return to market for a great investment opportunity on the corner of Chapin Rd and Weisz St
- Less than a mile from the center of Chapin and only 2 miles (4 min drive) from I-26
- High traffic count and visibility  $\pm 13,000$  VPD on Chapin Rd,  $\pm 53,000$  VPD on I-26
- Could be used as a future retail location, office, etc. Lots of possibilities for this high exposure location
- Lexington Parcel ID: 000720-02-001
- Vacant and ready for renovations, listed as-is

**SALES PRICE: \$159,000**



## DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
<b>TOTAL POPULATION:</b>	1,824	7,986	22,469
<b>TOTAL HOUSEHOLDS:</b>	715	3,048	8,511
<b>AVERAGE HH INCOME:</b>	\$73,874	\$77,358	\$94,930