

Josh Beaver
The Nichols Company
704.373.9797 (Office) • 704.373.9798 (Fax)
josh@thenicholscompany.com
www.thenicholscompany.com
600 Queens Rd, Charlotte, NC 28207

Available Land for Sale



1132 & 1138 North Anderson Road

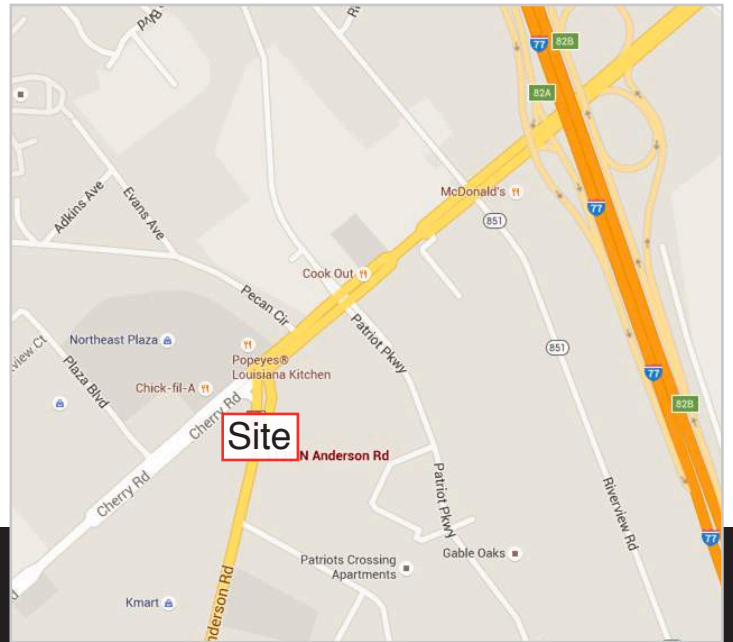
Rock Hill, SC 29732

LOCATION



ABOUT

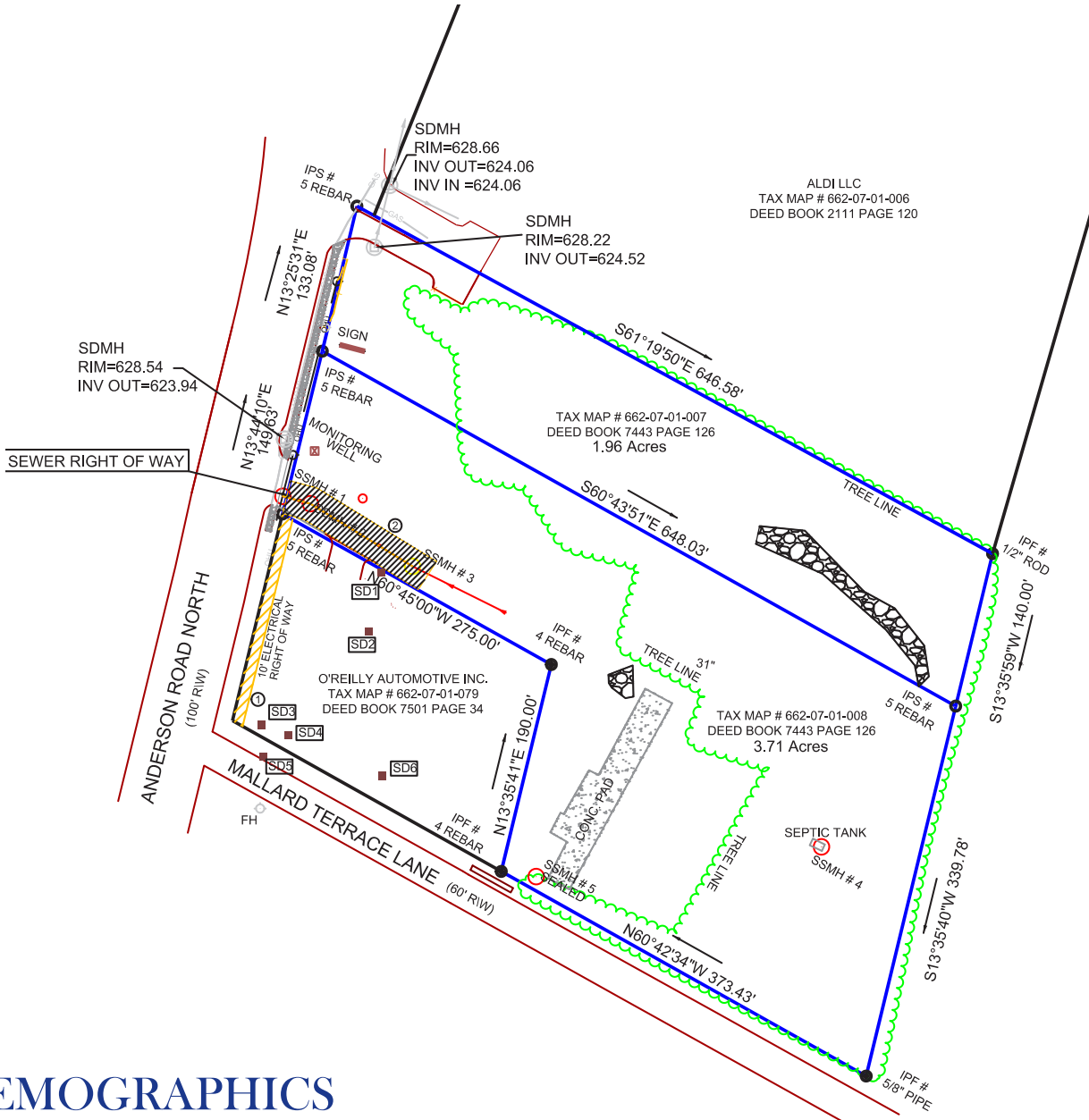
Located approximately 20 minutes south of Charlotte, this +/- 5.67 acre property is in Rock Hill, SC. It is close to numerous retail shops and restaurants and is also within close proximity to Interstate 77, Downtown Rock Hill and Winthrop University.



SITE ATTRIBUTES

- +/- 5.67 Acres
- +/- 243' Frontage on Anderson Road
- Parcel ID: 662-07-01-007 & 008
- Excellent Visibility
- General Commerical Zoning
- Less than 1 mile from I-77
- Price: \$795,000

SURVEY



DEMOGRAPHICS

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Total Population	4,975	27,887	75,342
Daytime Population	8,635	40,124	105,462
Avg. Household Income	\$63,604	\$64,864	\$69,060

For more information please contact:
Josh Beaver
 Josh@TheNicholsCompany.com
 704.373.9797



This information has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation to independently confirm its accuracy and completeness.