

# Highly Visible / Intensity Corner Lot

6757 Greensboro Road, Ridgeway, VA 24148

**BCR** Presented by  
**BARNETT** Barnett Commercial Realty, Inc.  
Commercial Realty, Inc.



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## Property Details

0.273 AC Corner Lot with 48 FT of RoadFrontage on US 220 across from Sheetz Convenience Store

- Zoning: B1
- Public Water / Septic System
- Daily Traffic: 19,000 AADT
- Ideal for Small Business Office,Dry Cleaners

### ContactInformation:

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**Price: \$120,000**

View the full listing here: <http://www.crelisting.net/Kje1rW24g/?StepID=107>

|                    |                         |
|--------------------|-------------------------|
| Price:             | \$120,000               |
| Property Type:     | Land                    |
| Property Sub-type: | Commercial/Other (land) |
| Property Use Type: | Vacant/Owner-User       |

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## Listing Lot

\$120,000

Lot Size: 0.27 AC  
Price/AC: \$444,444.43  
Lot Type: Commercial/Other (land)

- Assessed Value - 2014

- Improvements:\$21,900 Mobile Home, Deck & 12 X 24Attached Room

6000 Sq Ft Paved Driveway

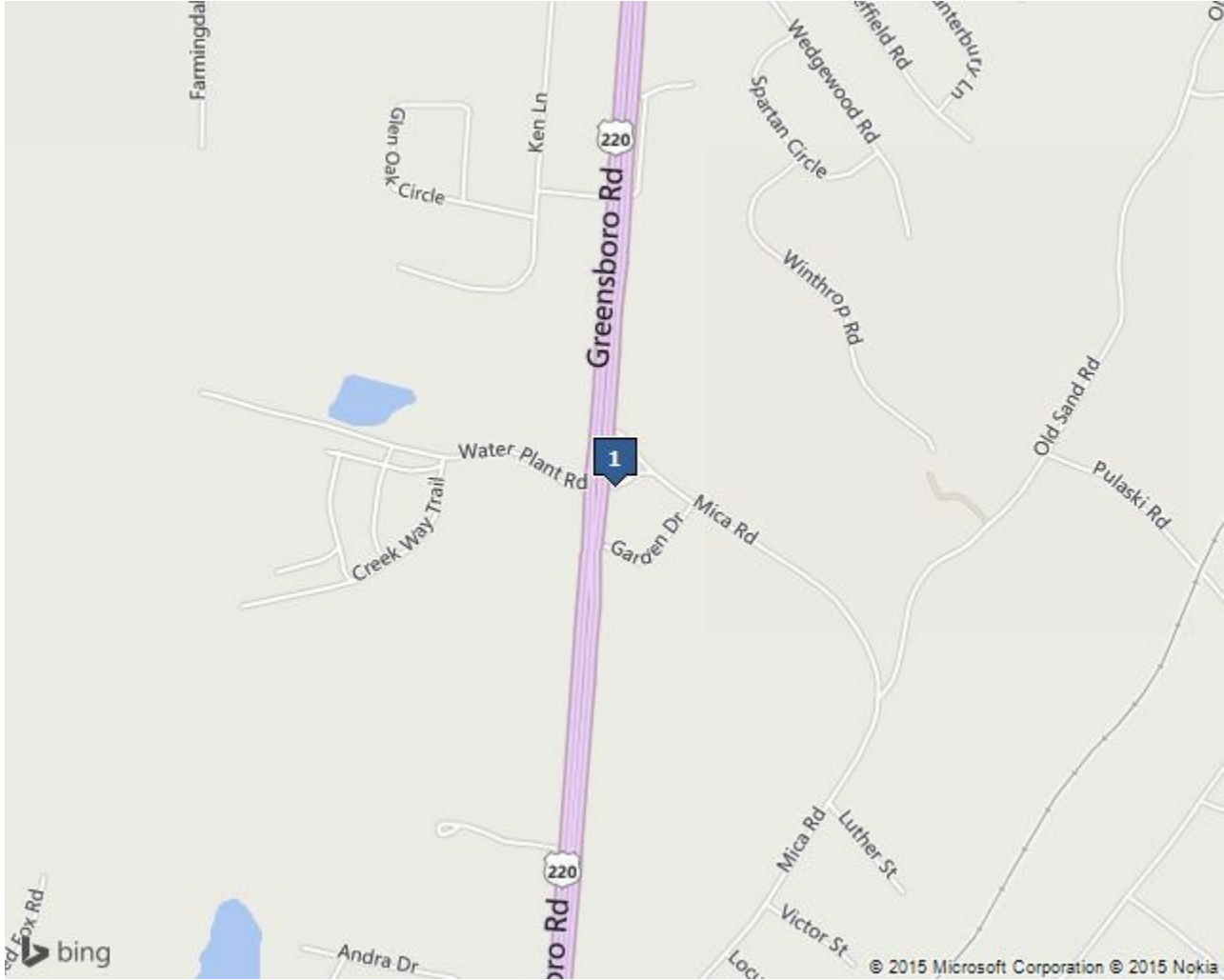
-Land: \$71,000

-Total \$92,900

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## Location



## Location Description

- Highly Visible / Intensity Corner of US 220 just South of the City of Martinsville & Martinsville / Danville By-Pass with 48 Ft of Road Frontage on US 220
- Major Intersection across from Sheetz convenience Store



# Highly Visible / Intensity Corner Lot

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## Property Photos



Aerial View



Aerial View

# Highly Visible / Intensity Corner Lot

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## Demographics

| Population                              | 1-mi.  | 3-mi.  | 5-mi.  |
|---|--------|--------|--------|
| 2013 Male Population                    | 1,377  | 2,543  | 6,953  |
| 2013 Female Population                  | 1,480  | 2,726  | 7,575  |
| % 2013 Male Population                  | 48.20% | 48.26% | 47.86% |
| % 2013 Female Population                | 51.80% | 51.74% | 52.14% |
| 2013 Total Population: Adult            | 2,289  | 4,219  | 11,637 |
| 2013 Total Daytime Population           | 2,938  | 6,647  | 14,761 |
| 2013 Total Employees                    | 1,212  | 3,554  | 6,241  |
| 2013 Total Population: Median Age       | 47     | 46     | 46     |
| 2013 Total Population: Adult Median Age | 54     | 53     | 53     |
| 2013 Total population: Under 5 years    | 158    | 287    | 767    |
| 2013 Total population: 5 to 9 years     | 144    | 280    | 812    |
| 2013 Total population: 10 to 14 years   | 177    | 296    | 815    |
| 2013 Total population: 15 to 19 years   | 144    | 280    | 781    |
| 2013 Total population: 20 to 24 years   | 122    | 245    | 684    |
| 2013 Total population: 25 to 29 years   | 143    | 269    | 707    |
| 2013 Total population: 30 to 34 years   | 129    | 252    | 727    |
| 2013 Total population: 35 to 39 years   | 144    | 297    | 843    |
| 2013 Total population: 40 to 44 years   | 196    | 346    | 972    |
| 2013 Total population: 45 to 49 years   | 216    | 405    | 1,111  |
| 2013 Total population: 50 to 54 years   | 215    | 442    | 1,203  |
| 2013 Total population: 55 to 59 years   | 236    | 429    | 1,142  |

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## Demographics

| Population (Cont.)                       | 1-mi. | 3-mi. | 5-mi. |
|--|-------|-------|-------|
| 2013 Total population: 60 to 64 years    | 250   | 429   | 1,062 |
| 2013 Total population: 65 to 69 years    | 219   | 357   | 945   |
| 2013 Total population: 70 to 74 years    | 131   | 238   | 688   |
| 2013 Total population: 75 to 79 years    | 103   | 192   | 520   |
| 2013 Total population: 80 to 84 years    | 87    | 152   | 436   |
| 2013 Total population: 85 years and over | 43    | 73    | 313   |
| % 2013 Total population: Under 5 years   | 5.53% | 5.45% | 5.28% |
| % 2013 Total population: 5 to 9 years    | 5.04% | 5.31% | 5.59% |
| % 2013 Total population: 10 to 14 years  | 6.20% | 5.62% | 5.61% |
| % 2013 Total population: 15 to 19 years  | 5.04% | 5.31% | 5.38% |
| % 2013 Total population: 20 to 24 years  | 4.27% | 4.65% | 4.71% |
| % 2013 Total population: 25 to 29 years  | 5.01% | 5.11% | 4.87% |
| % 2013 Total population: 30 to 34 years  | 4.52% | 4.78% | 5.00% |
| % 2013 Total population: 35 to 39 years  | 5.04% | 5.64% | 5.80% |
| % 2013 Total population: 40 to 44 years  | 6.86% | 6.57% | 6.69% |
| % 2013 Total population: 45 to 49 years  | 7.56% | 7.69% | 7.65% |
| % 2013 Total population: 50 to 54 years  | 7.53% | 8.39% | 8.28% |
| % 2013 Total population: 55 to 59 years  | 8.26% | 8.14% | 7.86% |
| % 2013 Total population: 60 to 64 years  | 8.75% | 8.14% | 7.31% |
| % 2013 Total population: 65 to 69 years  | 7.67% | 6.78% | 6.50% |
| % 2013 Total population: 70 to 74 years  | 4.59% | 4.52% | 4.74% |

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## Demographics

| Population (Cont.)                             | 1-mi.  | 3-mi.  | 5-mi.  |
|--|--------|--------|--------|
| % 2013 Total population: 75 to 79 years        | 3.61%  | 3.64%  | 3.58%  |
| % 2013 Total population: 80 to 84 years        | 3.05%  | 2.88%  | 3.00%  |
| % 2013 Total population: 85 years and over     | 1.51%  | 1.39%  | 2.15%  |
| 2013 White alone                               | 2,373  | 4,311  | 11,125 |
| 2013 Black or African American alone           | 374    | 760    | 2,762  |
| 2013 American Indian and Alaska Native alone   | 3      | 17     | 35     |
| 2013 Asian alone                               | 40     | 51     | 137    |
| 2013 Native Hawaiian and OPI alone             | n/a    | n/a    | 2      |
| 2013 Some Other Race alone                     | 34     | 70     | 259    |
| 2013 Two or More Races alone                   | 33     | 60     | 208    |
| 2013 Hispanic                                  | 72     | 137    | 513    |
| 2013 Not Hispanic                              | 2,785  | 5,132  | 14,015 |
| % 2013 White alone                             | 83.06% | 81.82% | 76.58% |
| % 2013 Black or African American alone         | 13.09% | 14.42% | 19.01% |
| % 2013 American Indian and Alaska Native alone | 0.11%  | 0.32%  | 0.24%  |
| % 2013 Asian alone                             | 1.40%  | 0.97%  | 0.94%  |
| % 2013 Native Hawaiian and OPI alone           | 0.00%  | 0.00%  | 0.01%  |
| % 2013 Some Other Race alone                   | 1.19%  | 1.33%  | 1.78%  |
| % 2013 Two or More Races alone                 | 1.16%  | 1.14%  | 1.43%  |
| % 2013 Hispanic                                | 2.52%  | 2.60%  | 3.53%  |
| % 2013 Not Hispanic                            | 97.48% | 97.40% | 96.47% |



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| <b>Population (Cont.)</b>                                    | <b>1-mi.</b> | <b>3-mi.</b> | <b>5-mi.</b> |
|--|--------------|--------------|--------------|
| 2000 Not Hispanic: White alone                               | 2,322        | 4,499        | 12,219       |
| 2000 Not Hispanic: Black or African American alone           | 353          | 824          | 2,709        |
| 2000 Not Hispanic: American Indian and Alaska Native alone   | 1            | 6            | 17           |
| 2000 Not Hispanic: Asian alone                               | 20           | 39           | 75           |
| 2000 Not Hispanic: Native Hawaiian and OPI alone             | n/a          | n/a          | n/a          |
| 2000 Not Hispanic: Some Other Race alone                     | n/a          | n/a          | 8            |
| 2000 Not Hispanic: Two or More Races                         | 24           | 42           | 128          |
| % 2000 Not Hispanic: White alone                             | 84.16%       | 82.10%       | 79.42%       |
| % 2000 Not Hispanic: Black or African American alone         | 12.79%       | 15.04%       | 17.61%       |
| % 2000 Not Hispanic: American Indian and Alaska Native alone | 0.04%        | 0.11%        | 0.11%        |
| % 2000 Not Hispanic: Asian alone                             | 0.72%        | 0.71%        | 0.49%        |
| % 2000 Not Hispanic: Native Hawaiian and OPI alone           | 0.00%        | 0.00%        | 0.00%        |
| % 2000 Not Hispanic: Some Other Race alone                   | 0.00%        | 0.00%        | 0.05%        |
| % 2000 Not Hispanic: Two or More Races                       | 0.87%        | 0.77%        | 0.83%        |
| <b>Population Change</b>                                     | <b>1-mi.</b> | <b>3-mi.</b> | <b>5-mi.</b> |
| Total: Employees (NAICS)                                     | n/a          | n/a          | n/a          |
| Total: Establishments (NAICS)                                | n/a          | n/a          | n/a          |

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| <b>Population Change (Cont.)</b> | <b>1-mi.</b> | <b>3-mi.</b> | <b>5-mi.</b> |
|----------------------------------|--------------|--------------|--------------|
| 2013 Total Population            | 2,857        | 5,269        | 14,528       |
| 2013 Households                  | 1,203        | 2,274        | 6,329        |
| Population Change 2010-2013      | -22          | -43          | -110         |
| Household Change 2010-2013       | -3           | -6           | -17          |
| % Population Change 2010-2013    | -0.76%       | -0.81%       | -0.75%       |
| % Household Change 2010-2013     | -0.25%       | -0.26%       | -0.27%       |
| Population Change 2000-2013      | 98           | -211         | -857         |
| Household Change 2000-2013       | 56           | -34          | -174         |
| % Population Change 2000 to 2013 | 3.55%        | -3.85%       | -5.57%       |
| % Household Change 2000 to 2013  | 4.88%        | -1.47%       | -2.68%       |

| <b>Housing</b>                     | <b>1-mi.</b> | <b>3-mi.</b> | <b>5-mi.</b> |
|------------------------------------|--------------|--------------|--------------|
| 2000 Housing Units                 | 1,198        | 2,468        | 7,002        |
| 2000 Occupied Housing Units        | 1,147        | 2,309        | 6,504        |
| 2000 Owner Occupied Housing Units  | 999          | 1,846        | 5,178        |
| 2000 Renter Occupied Housing Units | 148          | 463          | 1,326        |
| 2000 Vacant Housings Units         | 51           | 160          | 499          |
| % 2000 Occupied Housing Units      | 95.74%       | 93.56%       | 92.89%       |

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## Demographics

### Housing (Cont.)

|                                      | 1-mi.  | 3-mi.  | 5-mi.  |
|--------------------------------------|--------|--------|--------|
| % 2000 Owner occupied housing units  | 87.10% | 79.95% | 79.61% |
| % 2000 Renter occupied housing units | 12.90% | 20.05% | 20.39% |
| % 2000 Vacant housing units          | 4.26%  | 6.48%  | 7.13%  |

### Income

|   | 1-mi.    | 3-mi.    | 5-mi.    |
|---|----------|----------|----------|
| 2013 Household Income: Median                 | \$47,063 | \$40,477 | \$42,861 |
| 2013 Household Income: Average                | \$54,983 | \$51,122 | \$52,971 |
| 2013 Per Capita Income                        | \$23,481 | \$22,232 | \$23,337 |
| 2013 Household income: Less than \$10,000     | 20       | 61       | 442      |
| 2013 Household income: \$10,000 to \$14,999   | 74       | 176      | 522      |
| 2013 Household income: \$15,000 to \$19,999   | 35       | 111      | 390      |
| 2013 Household income: \$20,000 to \$24,999   | 89       | 188      | 427      |
| 2013 Household income: \$25,000 to \$29,999   | 67       | 201      | 434      |
| 2013 Household income: \$30,000 to \$34,999   | 165      | 260      | 482      |
| 2013 Household income: \$35,000 to \$39,999   | 68       | 129      | 258      |
| 2013 Household income: \$40,000 to \$44,999   | 48       | 115      | 366      |
| 2013 Household income: \$45,000 to \$49,999   | 86       | 122      | 272      |
| 2013 Household income: \$50,000 to \$59,999   | 168      | 265      | 728      |
| 2013 Household income: \$60,000 to \$74,999   | 107      | 193      | 599      |
| 2013 Household income: \$75,000 to \$99,999   | 148      | 218      | 624      |
| 2013 Household income: \$100,000 to \$124,999 | 50       | 113      | 382      |
| 2013 Household income: \$125,000 to \$149,999 | 63       | 79       | 231      |
| 2013 Household income: \$150,000 to \$199,999 | 11       | 39       | 113      |

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| <b>Income (Cont.)</b>                           | <b>1-mi.</b> | <b>3-mi.</b> | <b>5-mi.</b> |
|---|--------------|--------------|--------------|
| 2013 Household income: \$200,000 or more        | 4            | 4            | 59           |
| % 2013 Household income: Less than \$10,000     | 1.66%        | 2.68%        | 6.98%        |
| % 2013 Household income: \$10,000 to \$14,999   | 6.15%        | 7.74%        | 8.25%        |
| % 2013 Household income: \$15,000 to \$19,999   | 2.91%        | 4.88%        | 6.16%        |
| % 2013 Household income: \$20,000 to \$24,999   | 7.40%        | 8.27%        | 6.75%        |
| % 2013 Household income: \$25,000 to \$29,999   | 5.57%        | 8.84%        | 6.86%        |
| % 2013 Household income: \$30,000 to \$34,999   | 13.72%       | 11.43%       | 7.62%        |
| % 2013 Household income: \$35,000 to \$39,999   | 5.65%        | 5.67%        | 4.08%        |
| % 2013 Household income: \$40,000 to \$44,999   | 3.99%        | 5.06%        | 5.78%        |
| % 2013 Household income: \$45,000 to \$49,999   | 7.15%        | 5.36%        | 4.30%        |
| % 2013 Household income: \$50,000 to \$59,999   | 13.97%       | 11.65%       | 11.50%       |
| % 2013 Household income: \$60,000 to \$74,999   | 8.89%        | 8.49%        | 9.46%        |
| % 2013 Household income: \$75,000 to \$99,999   | 12.30%       | 9.59%        | 9.86%        |
| % 2013 Household income: \$100,000 to \$124,999 | 4.16%        | 4.97%        | 6.04%        |
| % 2013 Household income: \$125,000 to \$149,999 | 5.24%        | 3.47%        | 3.65%        |
| % 2013 Household income: \$150,000 to \$199,999 | 0.91%        | 1.72%        | 1.79%        |
| % 2013 Household income: \$200,000 or more      | 0.33%        | 0.18%        | 0.93%        |
| <b>Retail Sales Volume</b>                      | <b>1-mi.</b> | <b>3-mi.</b> | <b>5-mi.</b> |
| 2013 Childrens/Infants clothing stores          | \$359,492    | \$667,816    | \$1,815,383  |
| 2013 Jewelry stores                             | \$172,725    | \$329,933    | \$889,347    |
| 2013 Mens clothing stores                       | \$317,255    | \$624,145    | \$1,503,399  |
| 2013 Shoe stores                                | \$354,050    | \$610,150    | \$1,657,170  |

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| Retail Sales Volume (Cont.)                                     | 1-mi.       | 3-mi.        | 5-mi.        |
|---|-------------|--------------|--------------|
| 2013 Womens clothing stores                                     | \$776,023   | \$1,348,365  | \$3,719,688  |
| 2013 Automobile dealers   | \$4,551,365 | \$9,218,581  | \$24,702,084 |
| 2013 Automotive parts and accessories stores                    | \$981,405   | \$1,772,150  | \$5,178,234  |
| 2013 Other motor vehicle dealers                                | \$208,288   | \$411,383    | \$919,237    |
| 2013 Tire dealers   | \$429,404   | \$806,235    | \$2,360,469  |
| 2013 Hardware stores  | \$7,144     | \$15,332     | \$42,951     |
| 2013 Home centers   | \$70,382    | \$129,047    | \$472,903    |
| 2013 Nursery and garden centers                                 | \$93,055    | \$168,464    | \$614,040    |
| 2013 Outdoor power equipment stores                             | \$142,379   | \$214,139    | \$462,280    |
| 2013 Paint andwallpaper stores                                  | \$10,372    | \$17,084     | \$48,913     |
| 2013 Appliance, television, and other electronics stores        | \$654,406   | \$1,163,761  | \$3,266,114  |
| 2013 Camera andphotographic supplies stores                     | \$67,275    | \$121,269    | \$356,207    |
| 2013 Computer andsoftware stores                                | \$1,606,342 | \$2,958,907  | \$8,482,806  |
| 2013 Beer, wine, and liquor stores                              | \$271,681   | \$506,452    | \$1,485,693  |
| 2013 Convenience stores   | \$1,403,926 | \$2,493,931  | \$6,549,653  |
| 2013 Restaurant Expenditures                                    | \$1,215,053 | \$2,333,408  | \$6,868,366  |
| 2013 Supermarkets and other grocery (except convenience) stores | \$4,692,863 | \$8,512,895  | \$23,182,473 |
| 2013 Furniture stores   | \$469,065   | \$934,790    | \$2,586,434  |
| 2013 Home furnishings stores                                    | \$1,097,875 | \$2,000,173  | \$5,526,528  |
| 2013 General merchandise stores                                 | \$6,124,503 | \$11,324,071 | \$30,885,937 |
| 2013 Gasoline stations with convenience stores                  | \$4,103,847 | \$7,369,360  | \$20,102,892 |



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| Retail Sales Volume (Cont.)                     | 1-mi.       | 3-mi.        | 5-mi.        |
|---|-------------|--------------|--------------|
| 2013 Other gasoline stations                    | \$2,854,166 | \$5,156,245  | \$14,316,716 |
| 2013 Department stores (excl leased depts)      | \$5,951,779 | \$10,994,138 | \$29,996,591 |
| 2013 General merchandise stores                 | \$6,124,503 | \$11,324,071 | \$30,885,937 |
| 2013 Other health and personal care stores      | \$417,730   | \$768,689    | \$2,192,291  |
| 2013 Pharmacies and drug stores                 | \$1,345,881 | \$2,446,685  | \$6,720,313  |
| 2013 Pet and pet supplies stores                | \$337,734   | \$668,152    | \$1,950,529  |
| 2013 Book, periodical, and music stores         | \$98,372    | \$180,222    | \$516,531    |
| 2013 Hobby, toy, and game stores                | \$115,770   | \$235,876    | \$668,100    |
| 2013 Musical instrument and supplies stores     | \$22,248    | \$57,415     | \$158,631    |
| 2013 Sewing, needlework, and piece goods stores | \$53,761    | \$79,039     | \$227,196    |
| 2013 Sporting goods stores                      | \$119,396   | \$243,074    | \$782,574    |