

FOR SALE

WEST HUGGINS STREET

Manning, SC 29102



PROPERTY DESCRIPTION

Exceptional investment opportunity in the heart of Manning, SC, one acre lot in close proximity to downtown Manning and other retail locations. This prime property boasts a desirable location, with good visibility and accessibility. Featuring ample space for a commercial building or other retail opportunity. In between two very busy main routes through Manning being South Mill Street and South Boundary Street.

OFFERING SUMMARY

Sale Price:	\$70,000
Lot Size:	1.0 Acre

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	223	453	1,112
Total Population	537	1,090	2,711
Average HH Income	\$48,850	\$51,356	\$57,776

PROPERTY HIGHLIGHTS

- Parcel Number: 169-14-04-006-00
- Close proximity to the growing downtown Manning
- Over 80's of frontage on W Huggins and 215' deep

Jay Davis, CCIM, SIOR
(803) 934-6597

John Parker
(803) 468-3135

Heather Tickel
(803) 778-1139

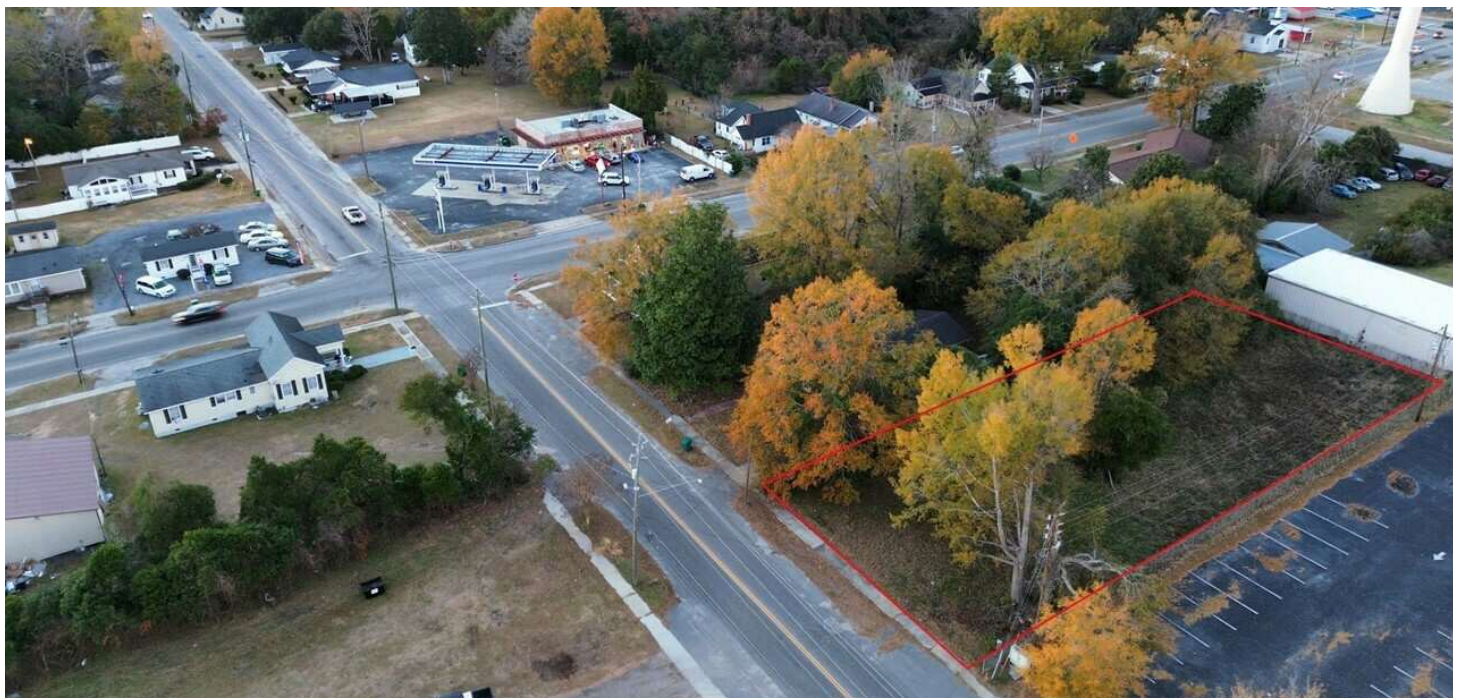
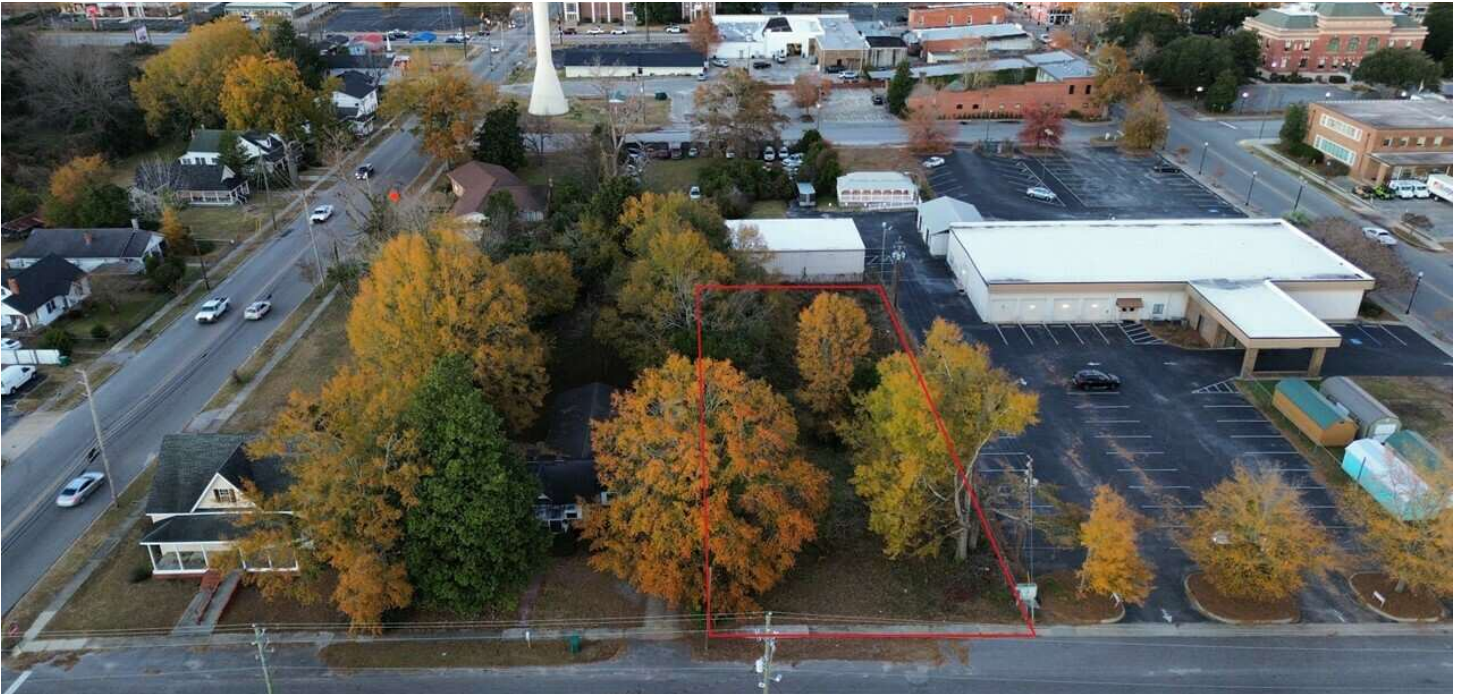


**COLDWELL BANKER
COMMERCIAL**
CORNERSTONE

PHOTOS

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RETAIL MAP

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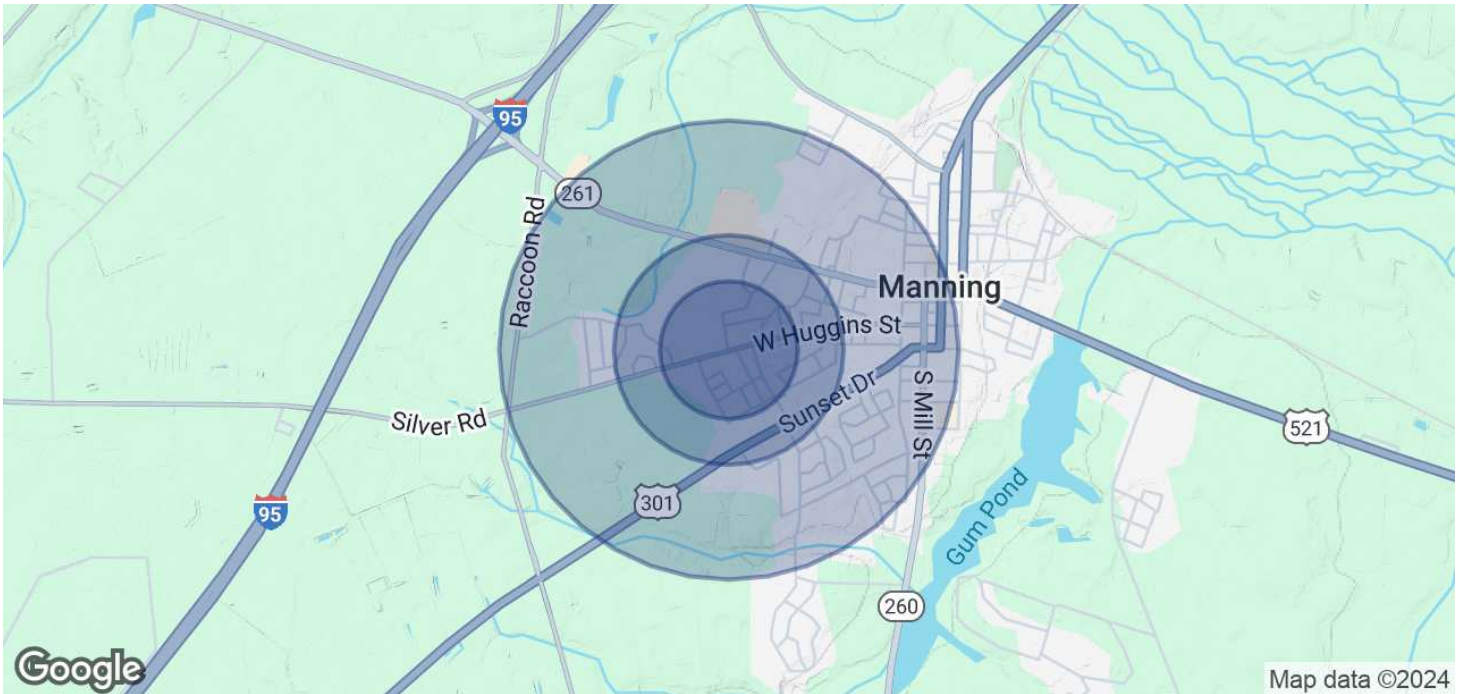


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DEMOGRAPHICS

WEST HUGGINS ST

Manning, SC 29102



POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	537	1,090	2,711
Average Age	41	41	42
Average Age (Male)	38	38	39
Average Age (Female)	44	44	44

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	223	453	1,112
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$48,850	\$51,356	\$57,776
Average House Value	\$132,647	\$139,241	\$161,533

Demographics data derived from AlphaMap

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