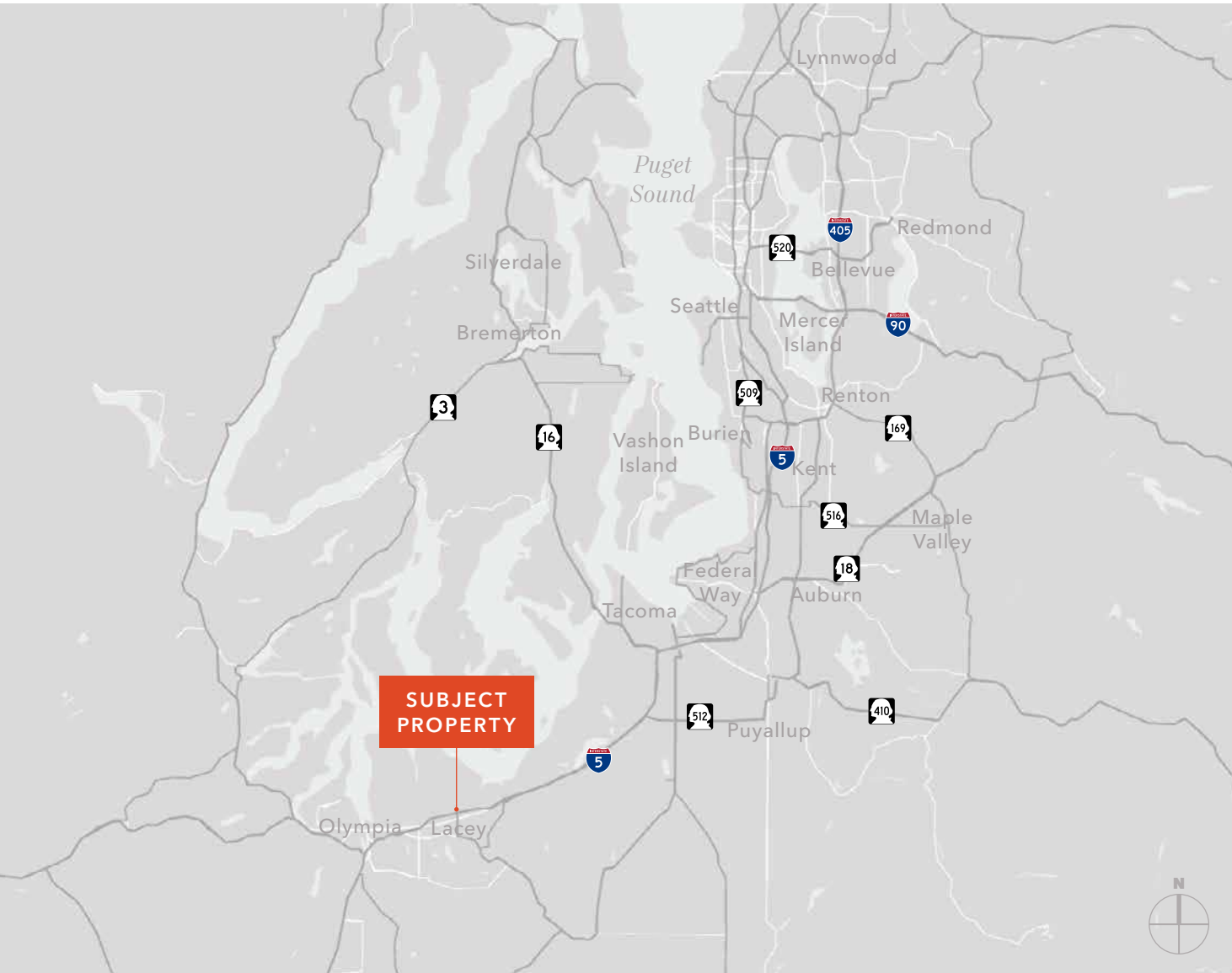




LACEY TRIANGLE PAD OPPORTUNITY

Highly Visible Hawks Prairie Pad Available For Ground Lease



PROPERTY HIGHLIGHTS

Build to suit, ground lease opportunity

Delivery to be pad ready with access complete

Utilities stubbed to parcels, fully compacted/graded

Will consider sale offers

RYAN HADDOCK
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FOR GROUND LEASE



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DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2010 CENSUS	3,293	36,715	83,348
2020 CENSUS	4,633	48,265	101,003
2024 ESTIMATED	5,831	49,268	102,512
2029 PROJECTED	5,791	49,599	102,961

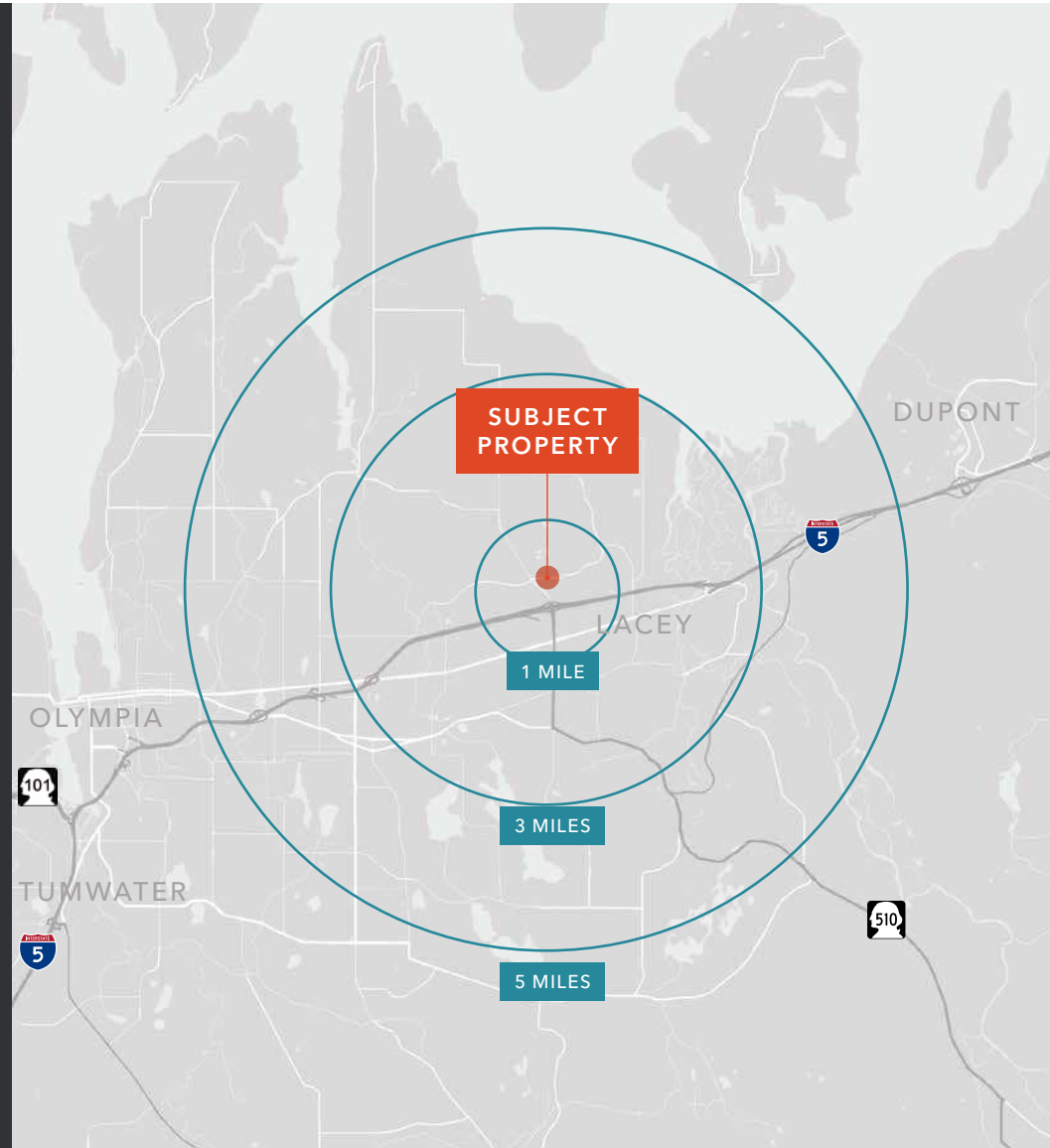
DAYTIME DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	32.5	37.4	38.6
% FEMALE	50.0%	50.4%	50.4%
% MALE	50.0%	49.6%	49.6%

HOUSEHOLD INCOME

	1 Mile	3 Miles	5 Miles
2024 MEDIAN	\$78,974	\$95,315	\$92,310
2029 MEDIAN PROJECTED	\$81,994	\$97,921	\$94,743
2024 AVERAGE	\$98,526	\$122,287	\$118,966
2029 AVERAGE PROJECTED	\$103,860	\$127,752	\$123,976

Data Source: ©2024, Sites USA



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FOR GROUND LEASE



AVAILABLE
RETAIL LOT
(25,877 SF)

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