

Undeveloped Land For Sale

- State Route 386- Gallatin- TN 37066



Property Description

AVAILABLE SPACE

- Multiple retail sites available for development

PROPERTY INFORMATION

- Available sites in planned commercial development located along highly trafficked State Route 386
- Close proximity to national retailers including Walmart Supercenter, Belk, and Chick-fil-a and other planned commercial developments
- Construction planned to start late 2017

Neighborhood

Shopping Center: **5 Minutes**

University: **5 Minutes**

Basic Details

Property Title: **Undeveloped Land For Sale**

Property Type: **Undeveloped Land**

Listing Type: **For Sale**

Price: **Call for Pricing**

Community Details

Traffic Counts:

LOCATION COUNT	
Tennessee State Route 386	38,155 AADT
Nashville Pike	29,786 AADT
Green Lea Boulevard	4,545 AADT
SOURCE: TENNESSEE DOT, 2016	

Demographic Info:

CATEGORY	1 MILE	3 MILE	5 MILE	RETAIL TRADE AREA
POPULATION				
2000 Census	168	12,712	33,052	89,780
2010 Census	258	18,219	41,824	113,341
2019 Estimate	424	24,641	54,224	138,160
2024 Projection	466	26,942	58,900	149,197
INCOME				
Average HouseHold Income	\$81,698	\$95,062	\$92,085	\$84,685
Median HouseHold Income	\$59,820	\$71,570	\$67,132	\$64,455
Per Capita Income	\$38,922	\$37,974	\$36,223	\$32,307
AGE				
Median Age	37.29	40.53	39.64	39.94
Average Age	37.40	40.03	39.52	39.67
9 Years and Under	12.26%	12.70%	12.99%	12.79%
10 - 17 Years	10.38%	10.82%	11.06%	10.99%
18 - 24 Years	7.55%	7.96%	8.30%	8.40%
25 - 34 Years	15.80%	11.27%	11.63%	11.52%
35 - 44 Years	17.45%	13.30%	13.23%	13.03%
45 - 54 Years	13.44%	13.19%	13.27%	13.57%
55 - 64 Years	11.56%	13.74%	12.89%	13.10%
65 Years and Older	11.56%	17.02%	16.64%	16.60%
RACE				
White Alone	87.03%	81.87%	79.93%	86.41%
Black or African American Alone	7.78%	11.95%	12.21%	7.54%
American Indian and Alaska Native Alone	0.00%	0.22%	0.25%	0.26%
Asian Alone	1.42%	1.36%	1.38%	1.14%
Native Hawaiian and other Pacific Islander Alone	0.00%	0.21%	0.13%	0.09%
Some Other Race Alone	1.18%	2.46%	3.68%	2.36%
Two or More Races	2.59%	1.92%	2.42%	2.20%
Hispanic or Latino of Any Race	3.77%	5.58%	7.23%	5.23%
EDUCATIONAL ATTAINMENT				
Graduate or Professional Degree	13.9%	11.3%	10.5%	8.2%
Bachelor's Degree	22.4%	22.1%	20.9%	16.8%
Associate Degree	10.5%	8.7%	8.1%	8.3%
Some College, No Degree	16.9%	22.8%	23.0%	22.0%
High School Graduate or GED	30.8%	26.8%	27.0%	32.8%
Some High School, No Diploma	4.4%	5.0%	6.3%	7.2%
Less than 9th Grade	0.7%	3.2%	4.2%	4.6%



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