

Redevelopment For Sale

- 517 Nashville Pike- Gallatin- TN 37066



Property Description

- Former automobile dealership located along highly trafficked Nashville Pike
- Adjacent retailers include: CVS, Walgreen's, Tractor Supply Co., and Burke's Outlet
- Less than one mile from Historic Downtown Gallatin

Basic Details

Property Title: **Redevelopment For Sale**


Property Type: **Redevelopment**

Listing Type: **For Sale**

Price: **Call for Pricing**

Lot Area: **3.80 Acre**

Features

 Parking

Neighborhood

Shopping Center: **5 Minutes**

Town Center: **3 Minutes**

Police Station: **3 Minutes**

Coffee Shop: **3 Minutes**

Community Details

Traffic Counts:

LOCATION	COUNT
Nashville Pike	29,786 AADT
SOURCE: TENNESSEE DOT, 2016	

Demographic

CATEGORY	1 MILE	3 MILE	5 MILE	RETAIL TRADE AREA

Info:

CATEGORY	1 MILE	3 MILE	5 MILE	RETAIL TRADE AREA
POPULATION				
2000 Census	6,315	23,273	30,781	89,780
2010 Census	7,759	28,081	37,547	113,341
2019 Estimate	8,361	33,011	45,746	138,160
2024 Projection	8,803	35,640	49,529	149,197
INCOME				
Average HouseHold Income	\$55,499	\$71,725	\$80,236	\$84,685
Median HouseHold Income	\$42,795	\$52,165	\$59,033	\$64,455
Per Capita Income	\$20,956	\$28,676	\$32,057	\$32,307
AGE				
Median Age	34.81	38.58	40.09	39.94
Average Age	36.62	39.23	40.18	39.67
9 Years and Under	14.82%	13.64%	12.80%	12.79%
10 - 17 Years	11.65%	10.98%	10.60%	10.99%
18 - 24 Years	8.85%	7.97%	7.89%	8.40%
25 - 34 Years	14.97%	12.49%	12.02%	11.52%
35 - 44 Years	14.69%	13.81%	13.20%	13.03%
45 - 54 Years	11.23%	12.03%	12.43%	13.57%
55 - 64 Years	10.19%	12.22%	13.29%	13.10%
65 Years and Older	13.60%	16.87%	17.77%	16.60%
RACE				
White Alone	59.29%	73.36%	78.31%	86.41%
Black or African American Alone	28.59%	16.99%	13.47%	7.54%
American Indian and Alaska Native Alone	0.35%	0.29%	0.27%	0.26%
Asian Alone	0.54%	0.98%	0.95%	1.14%
Native Hawaiian and other Pacific Islander Alone	0.51%	0.19%	0.14%	0.09%
Some Other Race Alone	7.66%	5.52%	4.45%	2.36%
Two or More Races	3.07%	2.68%	2.41%	2.20%
Hispanic or Latino of Any Race	14.40%	10.09%	8.38%	5.23%
EDUCATIONAL ATTAINMENT				
Graduate or Professional Degree	4.3%	7.1%	8.2%	8.2%
Bachelor's Degree	8.1%	14.2%	16.4%	16.8%
Associate Degree	7.6%	7.6%	7.9%	8.3%
Some College, No Degree	25.5%	24.7%	24.2%	22.0%
High School Graduate or GED	34.8%	32.2%	30.6%	32.8%
Some High School, No Diploma	11.5%	8.1%	7.4%	7.2%
Less than 9th Grade	8.2%	6.3%	5.3%	4.6%



<https://www.theretailcoach.net>



662.231.9078



cparker@theretailcoach.net



info@theretailcoach.net

800.851.0962 - 86 Clark Blvd, Tupelo, MS 38804