

METRO PARKWAY 43.9 ACRES



PRESENTED BY:
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- Location: Fronts Metro Parkway just south of Colonial Boulevard
- Size: 43.9 Acres
- Strap # 06-45-25-P4-00002.0230
- Zoning: CG Commercial General (front 9 acres) formerly B-1 and RM-16 (remainder) formerly A-3
- Pricing: \$15,900,000
- Comments: Entitlements in process for 63,000 SF Office-Retail/Flex, 257 parking spaces. 432 Multi-family units (3 story walk up)

| Demographics 1, 3, 5 | | | |
|--|----------|----------|----------|
| | 1-Mile | 3-Miles | 5-Miles |
| Total Population 2007 | 3,967 | 64,671 | 124,097 |
| Median Household Income 2007 | \$39,897 | \$46,013 | \$44,946 |
| (AADT 2007) Metro Pkwy S of Colonial Blvd 34,700 | | | |

Dan Miller is a licensed Broker-Associate and is a principal in the ownership of this property.

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Additional details or a complete package are available at www.milleralliance.com

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