

FOR SALE

Rt. 1 & Kings Acres Ashland, VA 23005 - Hanover County



**JUST
REDUCED!**

Exclusive Agent:

Clifford B. Porter, CCIM, SIOR
804.521.1442
cliff@porterinc.com

4801 Radford Avenue
P.O. Box 6482
Richmond, VA 23230
804.353.7994
www.porterinc.com

- Up to 36.91+/- Acres
- Zoned: B-3 & A-1
- For Sale: \$1,495,000
- Priced below appraised value!

PORTER
REALTY

Working Hard, Working Smart... For Our Customers

CORFAC
International

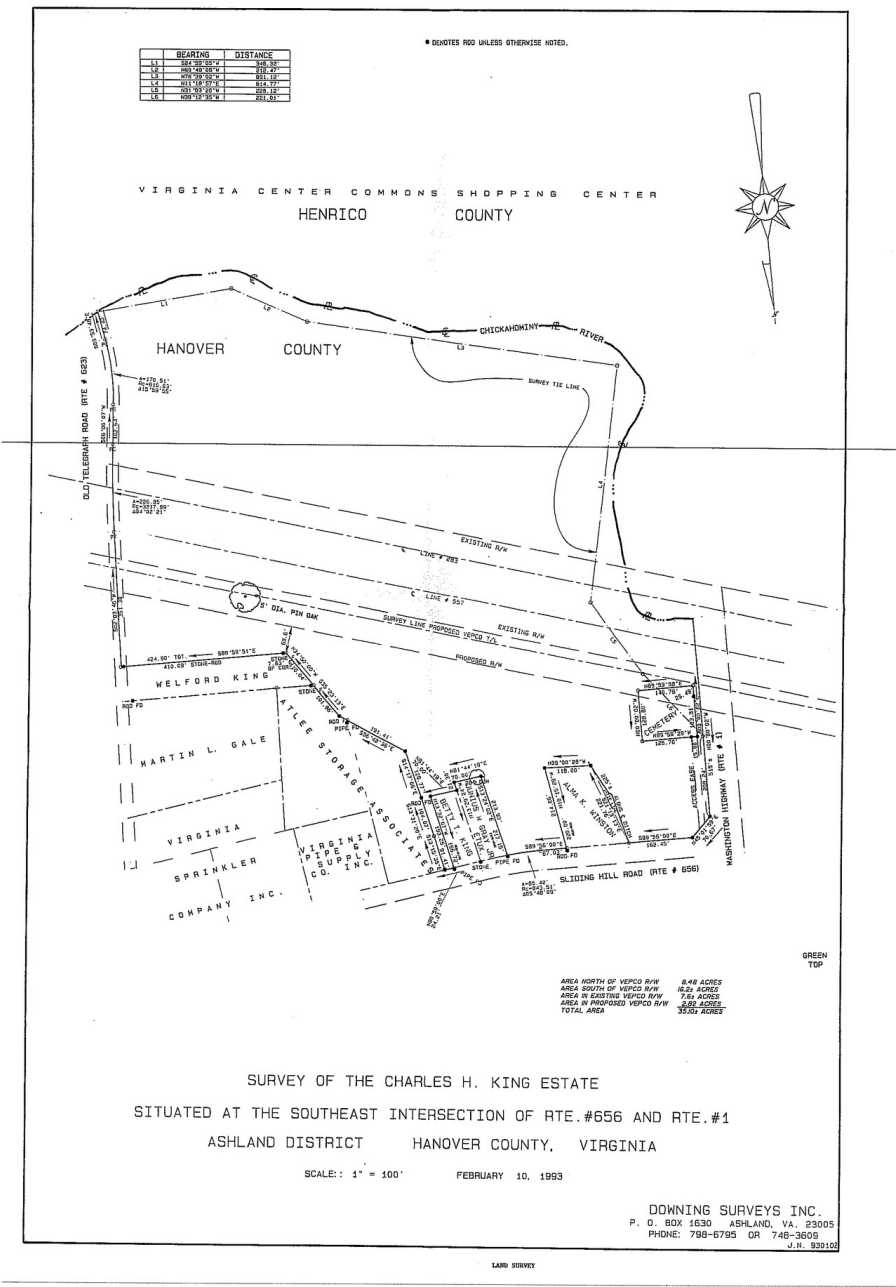
SIOR

CCIM

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the content or accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

Rt. 1 & Kings Acres Rd., Ashland, VA 23005

Land For Sale



Clifford B. Porter, CCIM, SIOR
804.521.1442
cliff@porterinc.com

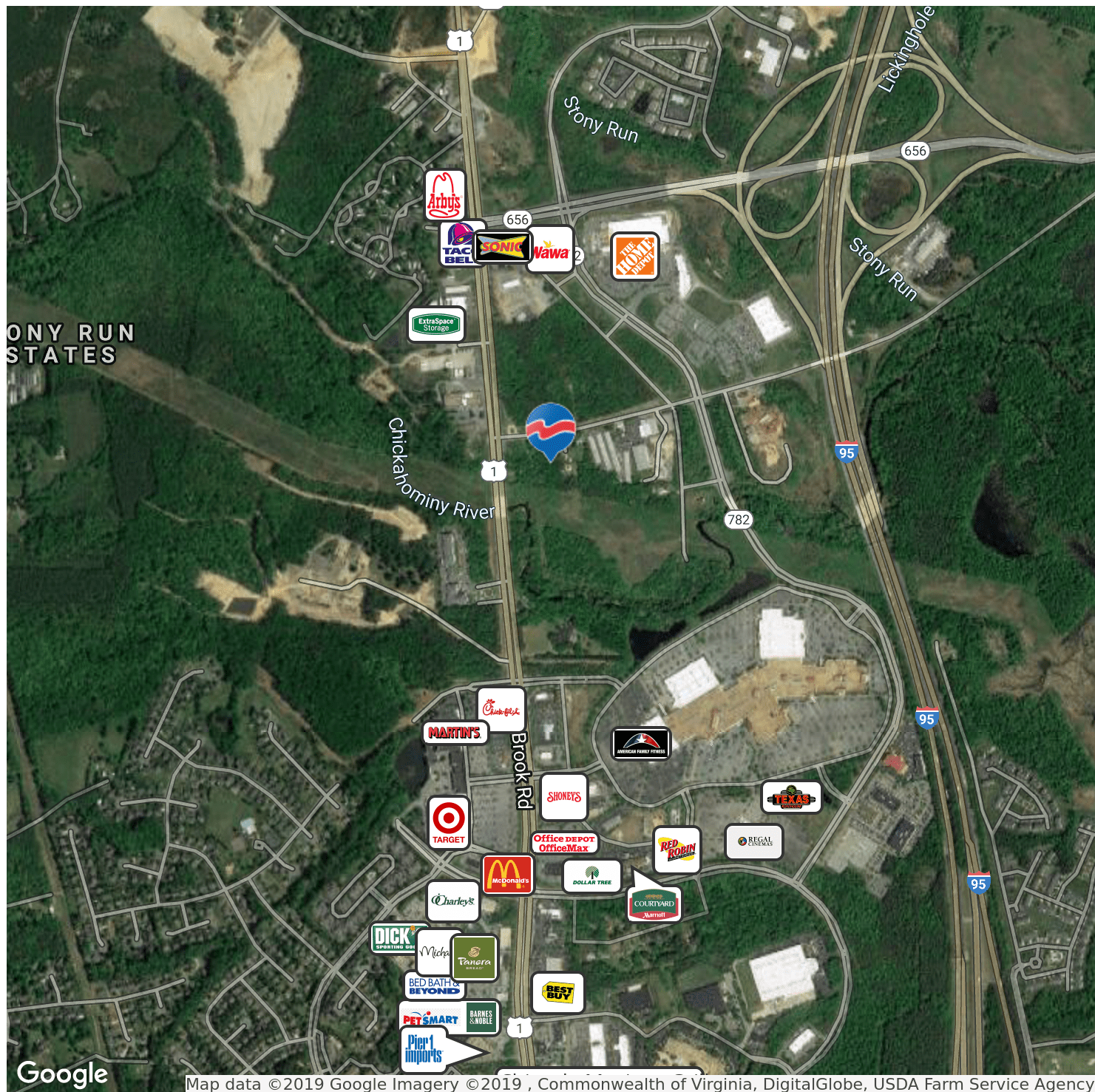


4801 Radford Avenue, P.O. Box 6482, Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the content or accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

Rt. 1 & Kings Acres Rd., Ashland, VA 23005

Land For Sale



Clifford B. Porter, CCIM, SIOR
804.521.1442
cliff@porterinc.com

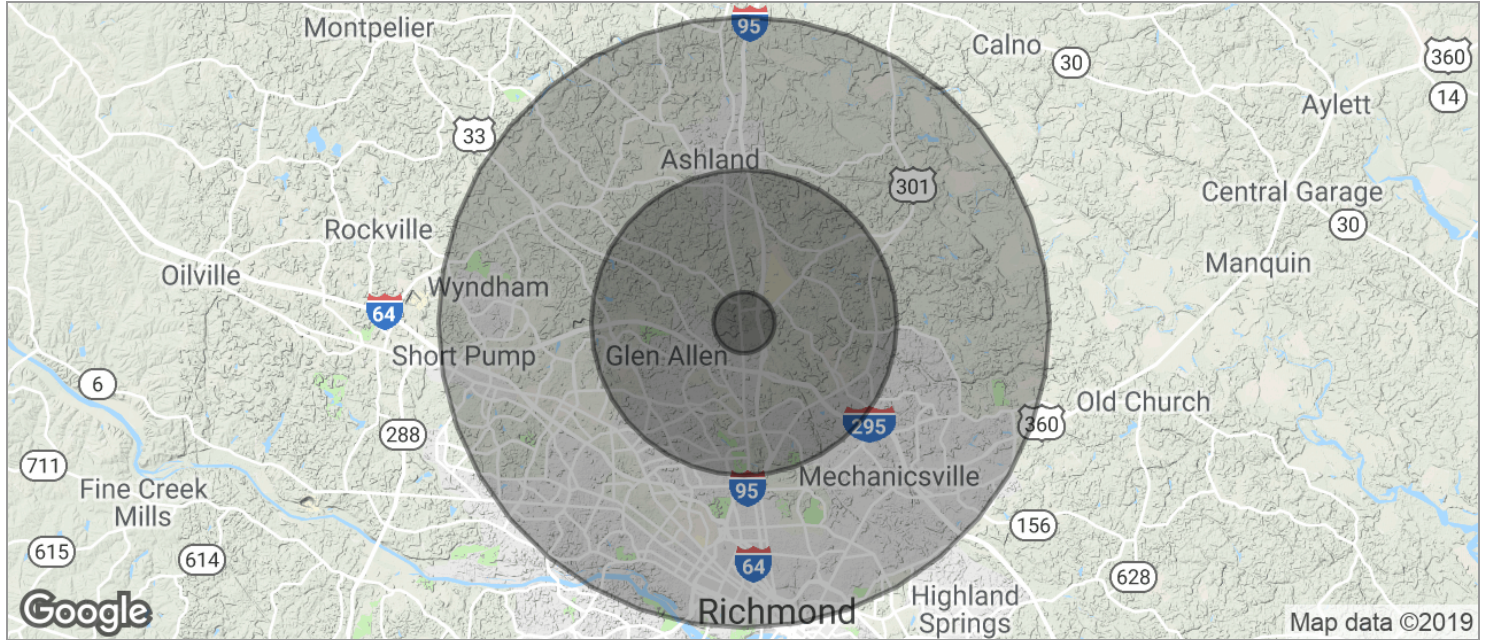


4801 Radford Avenue, P.O. Box 6482, Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the content or accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

Rt. 1 & Kings Acres Rd., Ashland, VA 23005

Land For Sale



POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	2,499	82,496	402,127
MEDIAN AGE	36.9	39.9	36.5
MEDIAN AGE (MALE)	34.5	37.4	34.8
MEDIAN AGE (FEMALE)	39.3	41.7	38.0
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	942	32,480	163,648
# OF PERSONS PER HH	2.7	2.5	2.5
AVERAGE HH INCOME	\$81,782	\$80,893	\$75,068
AVERAGE HOUSE VALUE	\$272,461	\$266,995	\$279,992

* Demographic data derived from 2010 US Census

Clifford B. Porter, CCIM, SIOR
804.521.1442
cliff@porterinc.com



4801 Radford Avenue, P.O. Box 6482, Richmond, VA 23230 | www.porterinc.com

This information has been prepared by Porter Realty Company, Inc. for marketing purposes only. No representation or warranty, expressed or implied, is made as to the content or accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.