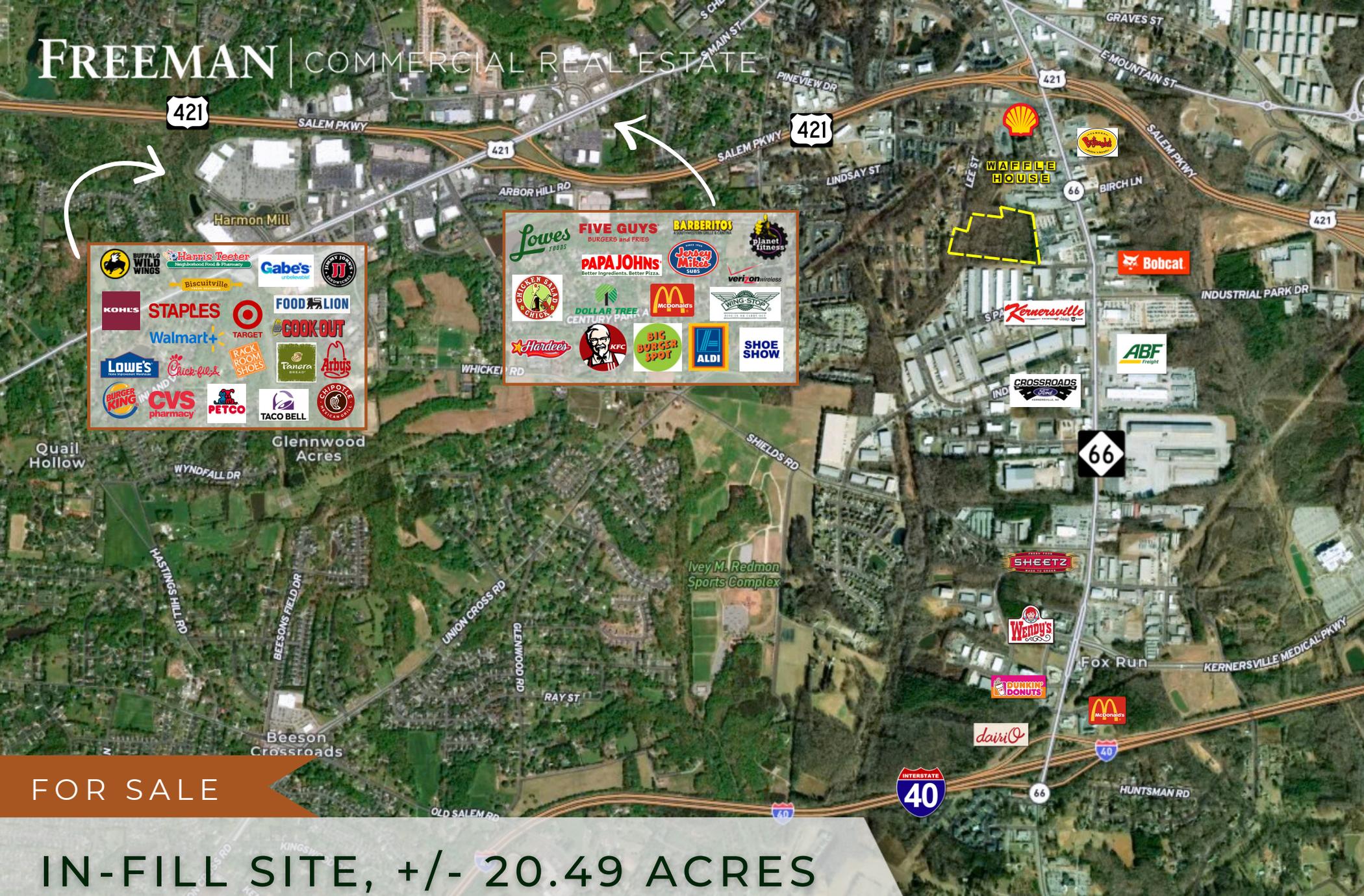


# FREEMAN | COMMERCIAL REAL ESTATE



Logos for various retail and service businesses including Buffalo Wild Wings, Harris Teeter, Gabe's, Biscuitville, Kohler's, Staples, Target, Food Lion, Walmart+, Cook Out, Lowe's, Chick-fil-A, Rack Room Shoes, Panera, Arby's, Burger King, CVS pharmacy, Petco, Taco Bell, and Chipotle Mexican Grill.

Logos for various fast-food and service businesses including Five Guys, Barberitos, Planet Fitness, Papa John's, Jersey Mike's, Verizon Wireless, Broken Bread, Dollar Tree, McDonald's, Wing Stop, Hardee's, KFC, Big Burger Spot, Aldi, and Shoe Show.

Logos for Shell, Waffle House, and Bobcat.

Logos for Kernersville, ABF Freight, and Crossroads.

Logos for Sheetz, Wendy's, Dunkin' Donuts, and Dairy O.

McDonald's logo.

FOR SALE

IN-FILL SITE, +/- 20.49 ACRES

LEE STREET OFF HWY 66 | KERNERSVILLE, NC

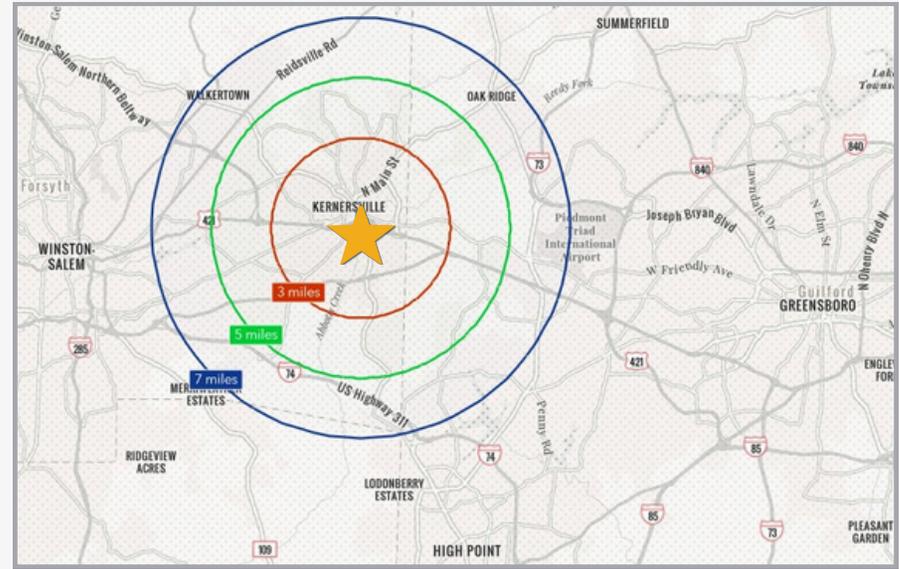
BOB ANDERSON  
O: 336.768.4410  
bob@freemancommercial.com  
freemancommercial.com

PROPERTY OVERVIEW

LEE STREET OFF HWY 66 | KERNERSVILLE, NC

PROPERTY FEATURES

- 20.49 +/- Acres for sale
- Located in Kernersville employee growth corridor
- Zoned Residential RS-12
- Access from Lee Street
- Traffic Counts:
  - Hwy 421: 74,678 VPD
  - Hwy 66: 30,713 VPD
- Asking Price: \$50,000/per acre



DEMOGRAPHICS

	3 MI.	5 MI.	7 MI.
POPULATION	31,295	65,244	116,843
AVG HH INCOME	\$100,139	\$109,034	\$113,123
BUSINESSES	1,749	2,332	3,936
EMPLOYEES	19,077	27,427	55,798

