

SALE

LAND - 12.20 ACRES



**COLDWELL BANKER
COMMERCIAL**
EBERHARDT & BARRY

324 SPEEDWAY BLVD

Hardeeville, Jasper County, SC

SALE PRICE \$595,000



PATRICK BARRY

ASSOCIATE BROKER

pbarry@cbcgeorgia.com

Cell: (478) 718-1806

Office: (478) 746-8171

990 Riverside Drive

Macon GA 31201

JAY DAVIS, CCIM, SIOR

PRESIDENT & BROKER-IN-CHARGE

jdavis@cbccornerstone.com

Cell: (803) 934-6597

Office: (803) 778-1139

2 N. Main Street

Sumter, SC 29150

The property information herein is derived from various sources that may include, but not be limited to, county records and may include approximations. Although the information is believed to be accurate, it is not warranted and you should not rely upon it without personal verification. ©2024 Coldwell Banker. All Rights Reserved. Coldwell Banker Commercial® and the Coldwell Banker Commercial logo are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker® System is comprised of company owned offices which are owned by a subsidiary of Anywhere Advisors LLC and franchised offices which are independently owned and operated. The Coldwell Banker System fully supports the principles of the Equal Opportunity Act. 24GVKB_CBC_3/24

SALE

324 SPEEDWAY BLVD
Hardeeville, Jasper County, SC

OFFERING SUMMARY

Lot Size: 12.20± Acres

Location: Located right by the Little Back River & Savannah River
Beside the Georgia / South Carolina State Line

Zoning: Zoned mostly General Commercial
w/ ~1.6 ac zoned Industrial Development

Traffic Count: ~20,900 Vehicles per Day - Speedway Blvd (SC)
~22,600 VPD - US Hwy 17 (GA)

2023 Estimated Property Taxes: ~\$2,819.16

Access: 0.3 miles (1 min) to Savannah, GA

Airport: ~14 miles to Savannah/Hilton Head Int. Airport

PATRICK BARRY
ASSOCIATE BROKER
pbarry@cbcgeorgia.com
Cell: (478) 718-1806

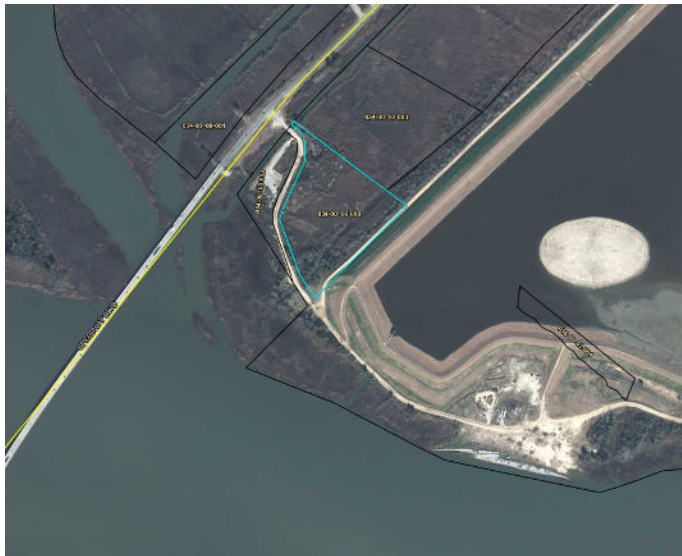
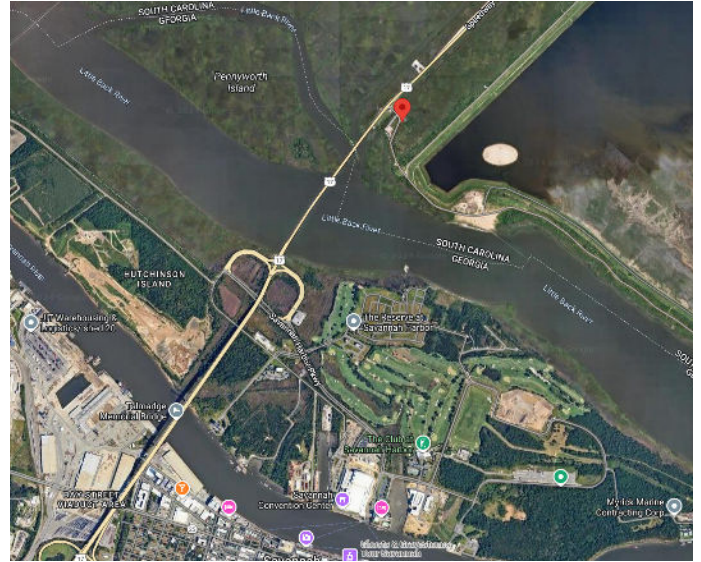
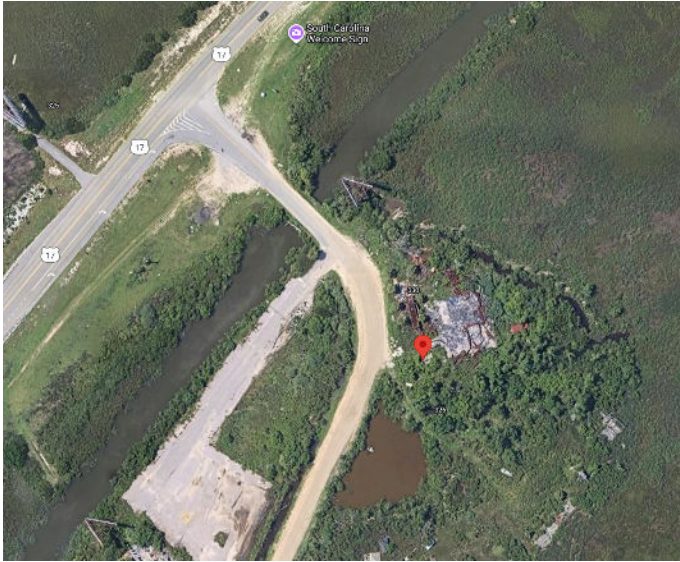
JAY DAVIS, CCIM, SIOR
PRESIDENT & BROKER-IN-CHARGE
jdavis@cbccornerstone.com
Cell: (803) 934-6597



**COLDWELL BANKER
COMMERCIAL**
EBERHARDT & BARRY

SALE

324 SPEEDWAY BLVD Hardeeville, Jasper County, SC



PATRICK BARRY
ASSOCIATE BROKER
pbarry@cbcgeorgia.com
Cell: (478) 718-1806

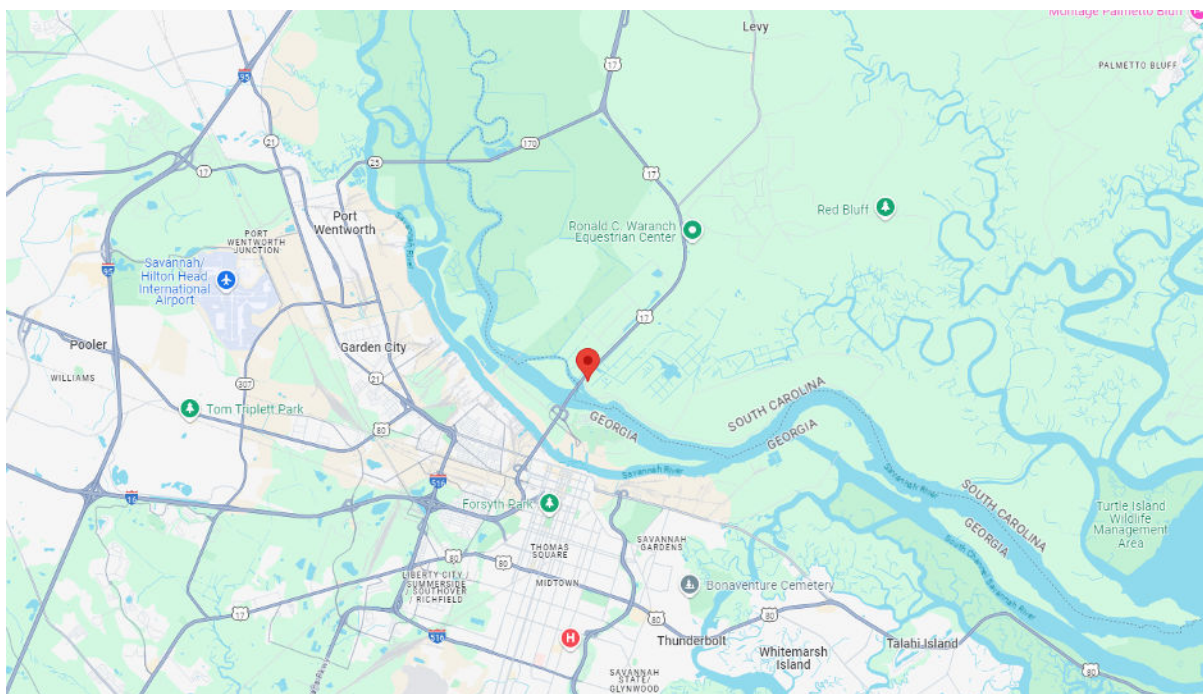
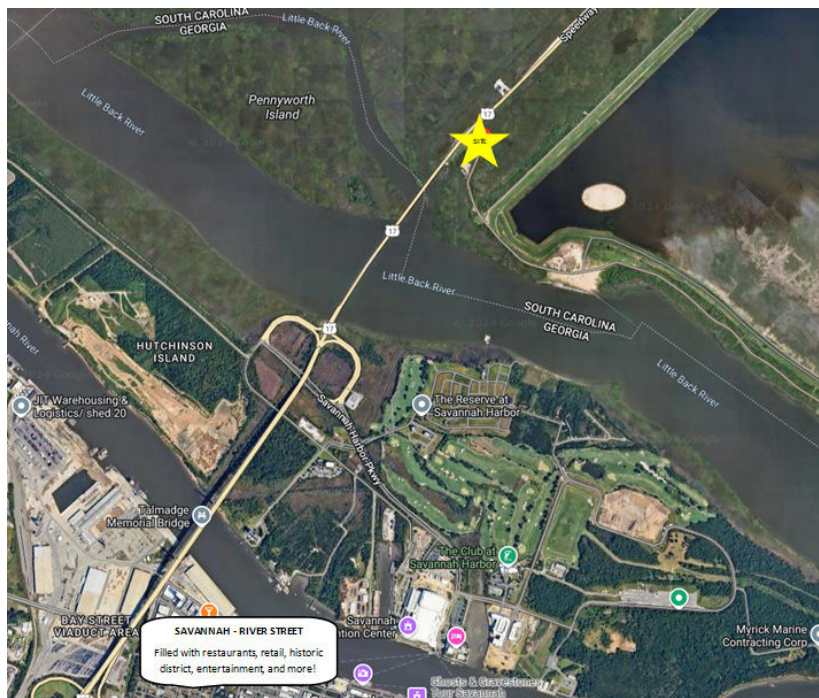
JAY DAVIS, CCIM, SIOR
PRESIDENT & BROKER-IN-CHARGE
jdavis@cbccornerstone.com
Cell: (803) 934-6597



**COLDWELL BANKER
COMMERCIAL**
EBERHARDT & BARRY

SALE

324 SPEEDWAY BLVD Hardeeville, Jasper County, SC



PATRICK BARRY
ASSOCIATE BROKER
pbarry@cbcgeorgia.com
Cell: (478) 718-1806

JAY DAVIS, CCIM, SIOR
PRESIDENT & BROKER-IN-CHARGE
jdavis@cbccornerstone.com
Cell: (803) 934-6597



**COLDWELL BANKER
COMMERCIAL**
EBERHARDT & BARRY

DEMOGRAPHICS - 5 MILE RADIUS

KEY FACTS

78,783

Population



Average Household Size

33.8

Median Age

\$47,499

Median Household Income

EDUCATION

9%

No High School Diploma



27%
High School Graduate



29%
Some College



34%
Bachelor's/Grad/Prof Degree

BUSINESS



4,381

Total Businesses



57,884

Total Employees

EMPLOYMENT



White Collar

57%



Blue Collar

21%



Services

22%



Unemployment Rate

INCOME



\$47,499

Median Household Income



\$32,201

Per Capita Income



\$39,394

Median Net Worth

2024 Households By Income (Esri)

The largest group: <\$15,000 (15.3%)

The smallest group: \$150,000 - \$199,999 (5.2%)

Indicator ▲	Value	Diff	
<\$15,000	15.3%	+2.6%	<div style="width: 15.3%;"></div>
\$15,000 - \$24,999	11.5%	+3.6%	<div style="width: 11.5%;"></div>
\$25,000 - \$34,999	11.3%	+2.8%	<div style="width: 11.3%;"></div>
\$35,000 - \$49,999	13.6%	-2.7%	<div style="width: 13.6%;"></div>
\$50,000 - \$74,999	13.8%	-3.5%	<div style="width: 13.8%;"></div>
\$75,000 - \$99,999	11.7%	-3.4%	<div style="width: 11.7%;"></div>
\$100,000 - \$149,999	11.5%	-1.9%	<div style="width: 11.5%;"></div>
\$150,000 - \$199,999	5.2%	-0.4%	<div style="width: 5.2%;"></div>

Bars show deviation from Jasper County