

330 Industrial Ct W - Villa Rica Indust. Park



Location: **I-20 W/Douglasville Ind Cluster**
I-20 W/Douglasville Ind Submarket
Carroll County
Villa Rica, GA 30180

Building Type: **Class C Warehouse**
 Status: **Built 1979**
 Tenancy: **Single Tenant**

Land Area: **8 AC**
 Stories: **1**
 RBA: **39,795 SF**

Management: -
 Recorded Owner: **Four Corners Realty LLC**

Total Avail: **39,795 SF**
 % Leased: **0%**

Ceiling Height: **20'0"**
 Column Spacing: -
 Drive Ins: **1 - 9'0"w x 14'0"h**
 Loading Docks: **6 ext**
 Power: **4000a/277-480v**

Crane: **None**
 Rail Line: **None**
 Cross Docks: -
 Const Mat: **Metal**
 Utilities: -

Parcel Number: **V01-0100020**
 Parking: **20 free Surface Spaces are available**
 Amenities: **Corner Lot**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
	39,795	39,795	0/negot	Vacant	TBD	Direct

Traffic Count Report

Villa Rica Indust. Park 330 Industrial Ct W, Villa Rica, GA 30180

Building Type: **Industrial**
 RBA: **39,795 SF**
 Land Area: **8 AC**
 Total Available: **39,795 SF**
 Warehouse Avail: **39,795 SF**
 Office Avail: **-**
 % Leased: **0%**
 Rent/SF/Yr: **Negotiable**



Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1 Industrial Blvd	Industrial Ct E	0.06 N	2007	17,670	AADT	.09
2 Rockmart Rd	3rd St	0.04 S	2007	6,580	AADT	.63
3 W Bankhead Hwy	South St	0.01 E	2007	12,070	AADT	.78
4 W Bankhead Hwy	Horace Luther Dr	0.01 W	2007	15,250	AADT	.81
5 Rockmart Rd	White St	0.08 S	2007	5,060	AADT	.84

Demographic Detail Report

Villa Rica Indust. Park

330 Industrial Ct W, Villa Rica, GA 30180

Building Type: **Industrial**
 RBA: **39,795 SF**
 Land Area: **8 AC**
 Total **39,795 SF**

Warehse Avail: **39,795 SF**
 Office Avail: **-**
 % Leased: **0%**
 Rent/SF/Yr: **Negotiable**



Radius	1 Mile	3 Mile	5 Mile
Population			
2015 Projection	3,148	21,969	40,643
2010 Estimate	2,764	18,839	34,410
2000 Census	2,111	10,018	16,922
Growth 2010 - 2015	13.90%	16.60%	18.10%
Growth 2000 - 2010	30.90%	88.10%	103.30%
2010 Population by Age	2,764	18,839	34,410
Age 0 - 4	229 8.29%	1,507 8.00%	2,634 7.65%
Age 5 - 9	219 7.92%	1,455 7.72%	2,606 7.57%
Age 10 - 14	196 7.09%	1,383 7.34%	2,558 7.43%
Age 15 - 17	120 4.34%	806 4.28%	1,487 4.32%
Age 18 - 20	123 4.45%	764 4.06%	1,344 3.91%
Age 21 - 24	165 5.97%	938 4.98%	1,534 4.46%
Age 25 - 34	402 14.54%	2,597 13.79%	4,477 13.01%
Age 35 - 44	357 12.92%	2,748 14.59%	5,231 15.20%
Age 45 - 49	187 6.77%	1,395 7.40%	2,647 7.69%
Age 50 - 54	186 6.73%	1,257 6.67%	2,418 7.03%
Age 55 - 59	162 5.86%	1,087 5.77%	2,104 6.11%
Age 60 - 64	130 4.70%	930 4.94%	1,771 5.15%
Age 65 - 74	167 6.04%	1,191 6.32%	2,220 6.45%
Age 75 - 84	90 3.26%	579 3.07%	1,039 3.02%
Age 85 and over	30 1.09%	201 1.07%	341 0.99%
Age 16 and over	2,080 75.25%	14,223 75.50%	26,115 75.89%
Age 18 and over	2,000 72.36%	13,687 72.65%	25,125 73.02%
Age 21 and over	1,877 67.91%	12,923 68.60%	23,781 69.11%
Age 65 and over	287 10.38%	1,970 10.46%	3,599 10.46%
Median Age	33.00	34.90	36.10
Average Age	34.90	35.50	36.00

Demographic Detail Report

Villa Rica Indust. Park			
330 Industrial Ct W, Villa Rica, GA 30180			
Radius	1 Mile	3 Mile	5 Mile
2010 Population By Race	2,764	18,839	34,410
White	2,227 80.57%	15,015 79.70%	27,200 79.05%
Black or African American	437 15.81%	3,007 15.96%	5,604 16.29%
American Indian and Alaska Native	16 0.58%	85 0.45%	138 0.40%
Asian	8 0.29%	145 0.77%	267 0.78%
Native Hawaiian and Pacific Islander	0 0.00%	7 0.04%	12 0.03%
Other Race	45 1.63%	292 1.55%	640 1.86%
Two or More Races	32 1.16%	288 1.53%	549 1.60%
2010 Population by Hispanic Origin	2,763	18,839	34,409
Not Hispanic or Latino	2,661 96.31%	18,058 95.85%	32,945 95.75%
Hispanic or Latino:	103 3.73%	782 4.15%	1,465 4.26%
Mexican	55 1.99%	407 2.16%	770 2.24%
Puerto Rican	9 0.33%	65 0.35%	140 0.41%
Cuban	2 0.07%	17 0.09%	40 0.12%
Other Hispanic or Latino	36 1.30%	292 1.55%	514 1.49%
2010 Age 5+ Language at Home	2,535	17,331	31,777
Speak Only English	2,471 97.48%	16,831 97.11%	30,892 97.21%
Speak Asian or Pacific Island	0 0.00%	18 0.10%	53 0.17%
Speak IndoEuropean	18 0.71%	177 1.02%	391 1.23%
Speak Spanish	46 1.81%	290 1.67%	420 1.32%
Speak Other Language	0 0.00%	15 0.09%	21 0.07%
2010 Median Age, Male	32.60	34.20	35.70
2010 Average Age, Male	34.50	34.80	35.50
Median Age, Female	33.40	35.50	36.50
Average Age, Female	35.30	36.10	36.50
2010 Population by Employment Status (Age 16+)	2,081	14,222	26,114
In Armed Forces	0 0.00%	26 0.18%	35 0.13%
Civilian, Employed	1,007 48.39%	7,284 51.22%	13,845 53.02%
Civilian, Unemployed	139 6.68%	945 6.64%	1,557 5.96%
Not In Labor Force	935 44.93%	5,967 41.96%	10,677 40.89%
2010 Population by Occupation Classification (Age 16+)	1,007	7,284	13,845
Blue Collar	340 33.76%	2,112 29.00%	3,949 28.52%
White Collar	495 49.16%	3,917 53.78%	7,588 54.81%
Service	172 17.08%	1,255 17.23%	2,308 16.67%

Demographic Detail Report

Villa Rica Indust. Park

330 Industrial Ct W, Villa Rica, GA 30180

Radius	1 Mile		3 Mile		5 Mile	
2000 Population by Marital Status (Age 15+)	2,120		14,493		26,612	
Total, Never Married	704	33.21%	3,974	27.42%	6,468	24.30%
Married	887	41.84%	7,805	53.85%	15,422	57.95%
Widowed	179	8.44%	871	6.01%	1,457	5.47%
Divorced	350	16.51%	1,843	12.72%	3,265	12.27%
Males Divorced	114		381		661	
Females Divorced	132		527		786	
Males, Never Married	287		995		1,488	
Females Never Married	169		746		1,132	
2010 Population by Education	1,713		11,986		22,247	
Less Than 9Th Grade	164	9.57%	1,215	10.14%	1,902	8.55%
Some High School, No Diploma	286	16.70%	2,008	16.75%	3,495	15.71%
High School Graduate (Includes Equivalency)	604	35.26%	4,231	35.30%	8,444	37.96%
Some College, No Degree	282	16.46%	2,204	18.39%	4,119	18.51%
Associate Degree	124	7.24%	745	6.22%	1,355	6.09%
Bachelor Degree	145	8.46%	1,017	8.48%	1,902	8.55%
Advanced Degrees	108	6.30%	566	4.72%	1,030	4.63%
2010 Population by Occupation (Age 16+)	1,177		8,540		16,155	
Management, Business, & Financial	245	20.82%	1,889	22.12%	3,751	23.22%
Professional & Related Occupations	18	1.53%	199	2.33%	386	2.39%
Services	502	42.65%	3,762	44.05%	7,091	43.89%
Sales & Office	119	10.11%	951	11.14%	1,740	10.77%
Farming, Fishing, and Forestry	1	0.08%	7	0.08%	13	0.08%
Construction and Extraction, Maint	96	8.16%	670	7.85%	1,255	7.77%
Production & Transportation	196	16.65%	1,062	12.44%	1,919	11.88%
2010 Workers by Travel Time to Work (Age 16+)	1,007		7,311		13,880	
Less Than 15 Minutes	248	24.63%	1,676	22.92%	2,732	19.68%
15 to 29 Minutes	289	28.70%	2,087	28.55%	4,267	30.74%
30 to 44 Minutes	212	21.05%	1,313	17.96%	2,641	19.03%
45 to 59 Minutes	100	9.93%	890	12.17%	1,814	13.07%
60+ Minutes	158	15.69%	1,345	18.40%	2,426	17.48%

Demographic Detail Report

Villa Rica Indust. Park 330 Industrial Ct W, Villa Rica, GA 30180

Radius	1 Mile	3 Mile	5 Mile
Households			
2015 Projection	1,169	7,882	14,688
2010 Estimate	1,025	6,755	12,416
2000 Census	792	3,593	6,078
Growth 2010 - 2015	14.00%	16.70%	18.30%
Growth 2000 - 2010	29.40%	88.00%	104.30%
2000 Households by HH Size	792	3,594	6,078
1-Person Households	175 22.10%	685 19.06%	1,093 17.98%
2-Person Households	232 29.29%	1,116 31.05%	1,937 31.87%
3-Person Households	164 20.71%	747 20.78%	1,270 20.90%
4-Person Households	133 16.79%	636 17.70%	1,081 17.79%
5-Person Households	52 6.57%	252 7.01%	449 7.39%
6-Person Households	23 2.90%	105 2.92%	164 2.70%
7 or more Person Households	13 1.64%	53 1.47%	84 1.38%
2010 Average Household Size	2.70	2.79	2.77
2010 Households by HH Income	1,025	6,755	12,415
Income Less than \$15,000	160 15.61%	872 12.91%	1,316 10.60%
Income: \$15,000 - \$24,999	160 15.61%	810 11.99%	1,216 9.79%
Income: \$25,000 - \$34,999	132 12.88%	686 10.16%	1,147 9.24%
Income: \$35,000 - \$49,999	168 16.39%	1,111 16.45%	2,145 17.28%
Income: \$50,000 - \$74,999	220 21.46%	1,632 24.16%	3,278 26.40%
Income: \$75,000 - \$99,999	130 12.68%	1,066 15.78%	2,141 17.25%
Income: \$100,000 - \$149,999	45 4.39%	473 7.00%	944 7.60%
Income: \$150,000 - \$249,999	10 0.98%	94 1.39%	205 1.65%
Income: \$250,000 - \$499,999	0 0.00%	10 0.15%	21 0.17%
Income: \$500,000 or more	0 0.00%	1 0.01%	2 0.02%
2010 Avg Household Income	\$46,196	\$53,458	\$57,078
2010 Med Household Income	\$39,532	\$48,359	\$52,065
2010 Per Capita Income	\$16,980	\$19,248	\$20,379
2010 Occupied Housing	1,025	6,755	12,416
Owner Occupied	619 60.39%	4,781 70.78%	9,575 77.12%
Renter Occupied	406 39.61%	1,974 29.22%	2,841 22.88%

Demographic Detail Report

Villa Rica Indust. Park 330 Industrial Ct W, Villa Rica, GA 30180

Radius	1 Mile		3 Mile		5 Mile	
2010 Housing Value - Owner Occupied	619		4,781		9,576	
Value Less than \$20,000	37	5.98%	149	3.12%	240	2.51%
Value \$20,000 - \$39,999	140	22.62%	537	11.23%	934	9.75%
Value \$40,000 - \$59,999	90	14.54%	554	11.59%	1,143	11.94%
Value \$60,000 - \$79,999	99	15.99%	724	15.14%	1,377	14.38%
Value \$80,000 - \$99,999	87	14.05%	784	16.40%	1,432	14.95%
Value \$100,000 - \$149,999	133	21.49%	1,427	29.85%	2,741	28.62%
Value \$150,000 - \$199,999	18	2.91%	343	7.17%	769	8.03%
Value \$200,000 - \$299,999	8	1.29%	174	3.64%	620	6.47%
Value \$300,000 - \$399,999	7	1.13%	69	1.44%	227	2.37%
Value \$400,000 - \$499,999	0	0.00%	10	0.21%	40	0.42%
Value \$500,000 - \$749,999	0	0.00%	8	0.17%	32	0.33%
Value \$750,000 - \$999,999	0	0.00%	0	0.00%	2	0.02%
Value \$1,000,000 or more	0	0.00%	2	0.04%	19	0.20%
2010 Med Housing Val-Owner Occupied	\$66,774		\$92,844		\$96,020	
2000 Housing Units by Units in Structure	851		3,945		6,712	
1 Unit Attached	4	0.47%	9	0.23%	22	0.33%
1 Unit Detached	520	61.10%	2,860	72.50%	5,016	74.73%
2 Units	59	6.93%	183	4.64%	203	3.02%
3 - 19 Units	75	8.81%	175	4.44%	192	2.86%
20 - 49 Units	10	1.18%	18	0.46%	21	0.31%
50 or more Units	4	0.47%	8	0.20%	8	0.12%
Mobile Home or Trailer	179	21.03%	692	17.54%	1,250	18.62%
Boat, RV, Van, Etc.	0	0.00%	0	0.00%	0	0.00%
2010 Housing Units by Yr Built	1,205		7,896		14,610	
Built 1999 to Present	546	45.31%	4,318	54.69%	8,299	56.80%
Built 1995 to 1998	58	4.81%	593	7.51%	1,099	7.52%
Built 1990 to 1994	35	2.90%	309	3.91%	561	3.84%
Built 1980 to 1989	140	11.62%	713	9.03%	1,338	9.16%
Built 1970 to 1979	162	13.44%	754	9.55%	1,360	9.31%
Built 1960 to 1969	63	5.23%	324	4.10%	593	4.06%
Built 1950 to 1959	107	8.88%	439	5.56%	640	4.38%
Built 1940 to 1949	25	2.07%	133	1.68%	228	1.56%
Built 1939 or Earlier	69	5.73%	313	3.96%	492	3.37%
2010 Median Year Built	1995		2000		2000	