

SALE

COMMERCIAL ZONED DEVELOPMENT SITE

0 Wheaton Way Bremerton, WA 98311



OFFERING SUMMARY

Sale Price: \$325,000

Lot Size: 0.44 Acres

Zoning: C

APN: 4425-001-018-0007
4425-001-001-0006

PROPERTY OVERVIEW

First time on the market in decades! This is a great opportunity to acquire a small commercial development site with excellent frontage on busy Wheaton Way. Priced to move well below recent comps for < 1ac parcels in the area.

High traffic location with approximately 16,000 cars per day.

"Buy land, they're not making it any more" - Mark Twain

Cameron Wilson, CCIM
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DANFORTH

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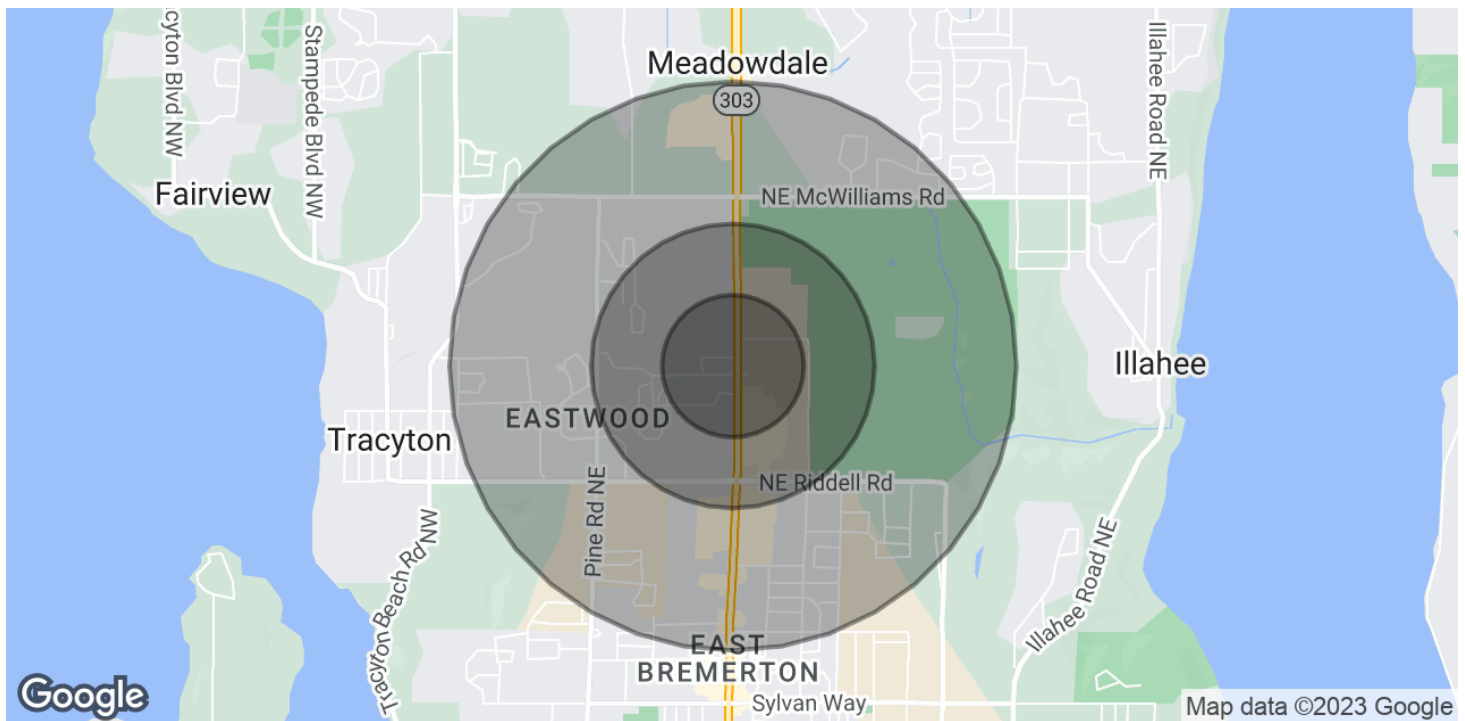


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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,034	3,845	10,991
Average Age	36.1	35.3	35.1
Average Age (Male)	31.3	31.2	32.3
Average Age (Female)	41.8	41.4	40

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	493	1,776	4,730
# of Persons per HH	2.1	2.2	2.3
Average HH Income	\$50,384	\$53,694	\$65,512
Average House Value	\$260,375	\$260,061	\$263,938

* Demographic data derived from 2020 ACS - US Census

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