100 Doris Williams Industrial Blvd - Villa Rica Industrial Park

Location:	**I-20 W/Douglasville Ind Cluster** **I-20 W/Douglasville Ind Submarket** **Carroll County** **Villa Rica, GA 30180**	Building Type:	**Class B Distribution**
		Status:	**Built Jan 2001**
		Tenancy:	**Single Tenant**
		Land Area:	**-**
		Stories:	**1**
		RBA:	**90,000 SF**
Management:	**-**	Total Avail:	**90,000 SF**
Recorded Owner:	**FR Dorris Williams LLC**	% Leased:	**100%**
Ceiling Height:	**24'0"-28'0"**	Crane:	**-**
Column Spacing:	**-**	Rail Line:	**-**
Drive Ins:	**-**	Cross Docks:	**-**
Loading Docks:	**31 ext**	Const Mat:	**-**
Power:	**-**	Utilities:	**-**

Parking: **120 free Surface Spaces are available; 26 Industrial Trailer Spaces are available**
Amenities: **Cooler, Freezer**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
E 1st	90,000/10,000 ofc	90,000	0/negot	Vacant	Thru Jul 2012	Sublet

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Traffic Count Report

Villa Rica Industrial Park

100 Doris Williams Industrial Blvd, Villa Rica, GA 30180

Building Type:	**Industrial**
RBA:	**90,000 SF**
Land Area:	**-**
Total Available:	**90,000 SF**
Warehse Avail:	**90,000 SF**
Office Avail:	**-**
% Leased:	**100%**
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	.38
2	W Bankhead Hwy	South St	0.01 E	2007	12,070	AADT	.42
3	W Bankhead Hwy	Horace Luther Dr	0.01 W	2007	15,250	AADT	.50
4	State Rte 61	I- 20	0.30 S	2008	23,560	ADT	.59
5	S Dogwood St	S Candler St	0.06 N	2007	1,040	AADT	.82
6	Rockmart Rd	White St	0.08 S	2007	5,060	AADT	.86
7	Main St	Dallas Hwy	0.02 NW	2007	8,360	AADT	.90
8	Rockmart Rd	3rd St	0.04 S	2007	6,580	AADT	.94

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Demographic Summary Report

Villa Rica Industrial Park

100 Doris Williams Industrial Blvd, Villa Rica, GA 30180

Building Type:	**Industrial**	Warehse Avail:	**90,000 SF**
RBA:	**90,000 SF**	Office Avail:	**-**
Land Area:	**-**	% Leased:	**100%**
Total Available:	**90,000 SF**	Rent/SF/Yr:	**Negotiable**

Radius	1 Mile		3 Mile		5 Mile	
Population						
2015 Projection	2,501		20,607		38,988	
2010 Estimate	2,177		17,611		32,981	
2000 Census	1,716		8,895		16,147	
Growth 2010 - 2015	14.90%		17.00%		18.20%	
Growth 2000 - 2010	26.90%		98.00%		104.30%	
2010 Population by Hispanic Origin	89		713		1,440	
2010 Population By Race	2,177		17,611		32,981	
White	1,710	78.55%	13,815	78.45%	25,934	78.63%
Black or African American	387	17.78%	3,065	17.40%	5,478	16.61%
American Indian and Alaska Native	14	0.64%	88	0.50%	133	0.40%
Asian	9	0.41%	133	0.76%	261	0.79%
Native Hawaiian and Pacific Islander	1	0.05%	7	0.04%	12	0.04%
Other Race	30	1.38%	244	1.39%	626	1.90%
Two or More Races	26	1.19%	260	1.48%	536	1.63%
Households						
2015 Projection	976		7,453		14,017	
2010 Estimate	848		6,363		11,846	
2000 Census	666		3,202		5,795	
Growth 2010 - 2015	15.10%		17.10%		18.30%	
Growth 2000 - 2010	27.30%		98.70%		104.40%	
Owner Occupied	495	58.37%	4,464	70.16%	9,095	76.78%
Renter Occupied	353	41.63%	1,899	29.84%	2,751	23.22%
2010 Households by HH Income	848		6,362		11,847	
Income Less Than $15,000	138	16.27%	811	12.75%	1,289	10.88%
Income: $15,000 - $24,999	139	16.39%	776	12.20%	1,182	9.98%
Income: $25,000 - $34,999	104	12.26%	638	10.03%	1,105	9.33%
Income: $35,000 - $49,999	124	14.62%	1,058	16.63%	2,054	17.34%
Income: $50,000 - $74,999	161	18.99%	1,509	23.72%	3,122	26.35%
Income: $75,000 - $99,999	124	14.62%	1,027	16.14%	2,020	17.05%
Income: $100,000 - $149,999	46	5.42%	438	6.88%	867	7.32%
Income: $150,000 - $249,999	11	1.30%	95	1.49%	186	1.57%
Income: $250,000 - $499,999	1	0.12%	9	0.14%	20	0.17%
Income: $500,000 or more	0	0.00%	1	0.02%	2	0.02%
2010 Avg Household Income	$47,677		$53,635		$56,438	
2010 Med Household Income	$38,746		$48,289		$51,619	
2010 Per Capita Income	$17,617		$19,287		$20,162	

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