

210 Gibbs St.



OFFERING SUMMARY

Sale Price:	\$150,000
Lot Size:	0.143 Acres
Zoning:	RDV - Redevelopment District
Market:	Greenville
Submarket:	West Greenville
Price / SF:	\$24.08

PROPERTY OVERVIEW

Unity Park development is underway! SVN Blackstream is please to present this opportunity to purchase ±.143 AC vacant lot just a couple of blocks from the site and the Swamp Rabbit Trail in Greenville SC. This property is also located in the SC opportunity Zone, which provides major tax benefits to investors. Greenville's Downtown ranked in the top 10 best in the country and with over 2.5 million visitors per year magnifies the opportunity here.

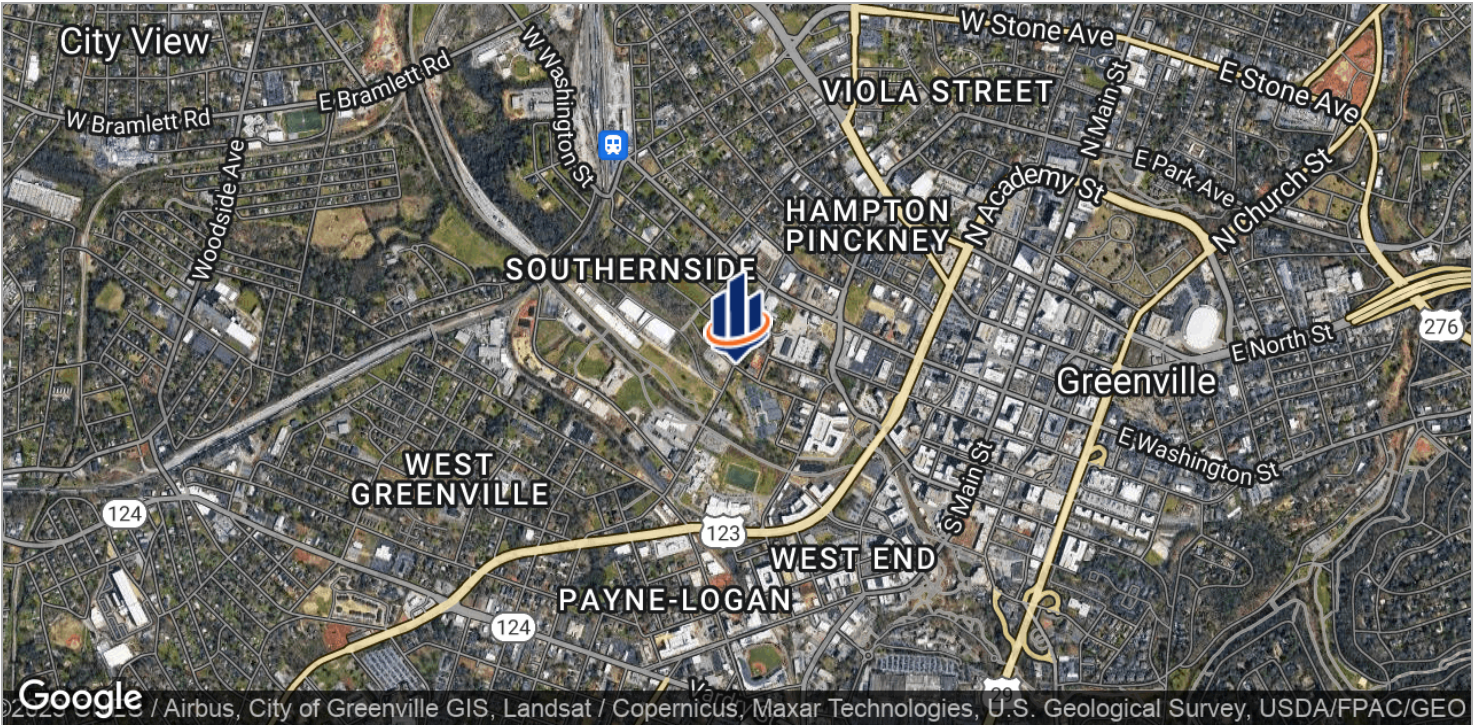
PROPERTY HIGHLIGHTS

- Prime Location
- SC Opportunity Zone
- ±.143 Acre Lot
- RDV (Redevelopment District)
- Blocks from future "Unity Park" project

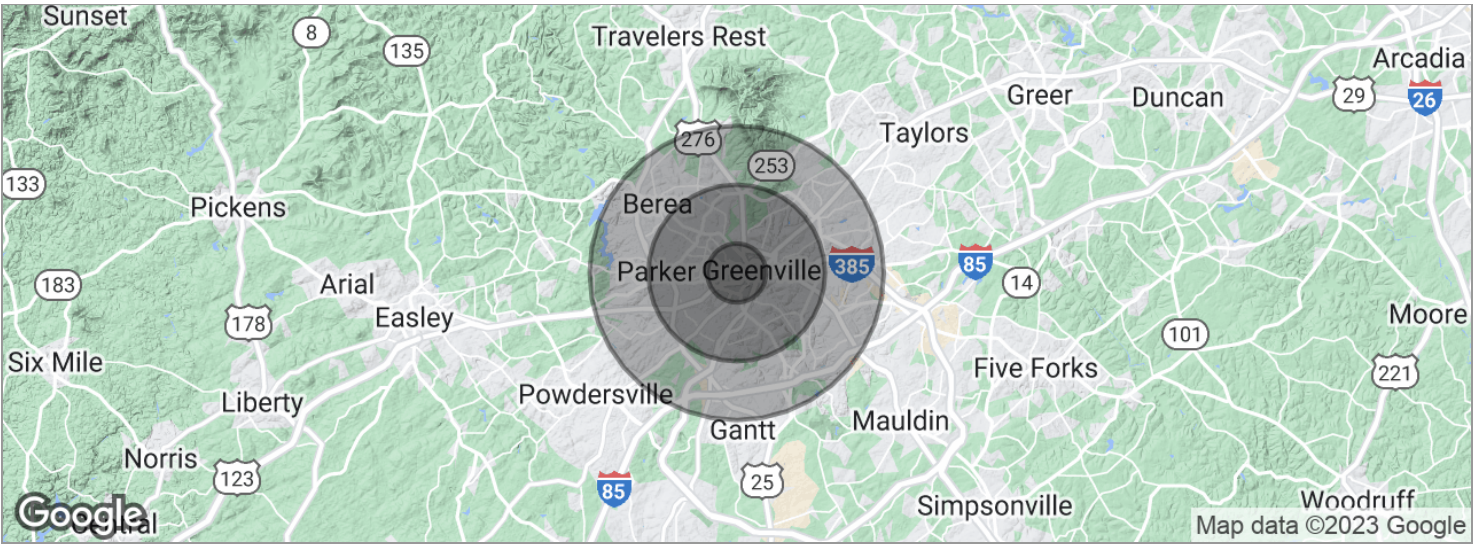
Additional Photos



Location Maps



Demographics Map



POPULATION	1 MILE	3 MILES	5 MILES
Total population	7,312	68,907	146,554
Median age	41.2	37.1	36.2
Median age [Male]	41.7	35.6	34.6
Median age [Female]	39.1	38.4	37.6
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,436	29,453	60,248
# of persons per HH	2.1	2.3	2.4
Average HH income	\$40,653	\$52,264	\$52,660
Average house value	\$203,870	\$183,504	\$196,110

* Demographic data derived from 2020 ACS - US Census

Advisor Bio



MIKE BOYD

Associate Advisor

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PROFESSIONAL BACKGROUND

Born and raised in South Carolina, Michael has witnessed the change and development in the area that has made Greenville, SC one of the most desirable cities in the US for businesses, investors, and residents.

Prior to coming to SVN Blackstream Commercial Real Estate, Michael spent the last 10 years as an active investor and working as a South East Regional Logistics Manager for the world's largest retailer. During his career, he implemented plans and strategies, while adhering to deadlines, financial budgets, laws, and policies to reach company goals. He understands the importance of excellent performance to meet customer needs.

Because of his aspiration for business and investing, Michael decided to implement his skills and experience to serve in the commercial real estate industry, where he can share a common interest with those who desire to sell or purchase commercial real estate for business or investment opportunities.

In his spare time, Michael enjoys spending time with his family, fitness, and investing.

SVN | BLACKSTREAM

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