

EWING
INDUSTRIAL LOT
12-2.44 ACRES

The aerial map shows a grid of industrial lots. A yellow lot of 2.44 acres is highlighted. Other lots are labeled with their acreage: 3.01, 1.47, 2.48, 1.48, 1.94, 1.94, and 7.91. Roads shown include E Hoffer Rd, Bearing Rd, and Carlisle Rd. A railroad is also visible.

EWING INDUSTRIAL LOT, COLUMBIA,
MO 65202

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OFFERING SUMMARY

Sale Price:	\$50,000 / acre
Available SF:	
Lot Size:	2.44 Acres
Price / Acre:	\$50,000
Zoning:	IG

PROPERTY OVERVIEW

Located at the SEC of Brown Station Road & Heller Road this site sits approximately 3 miles from Highway 63 and 5 miles from Interstate 70.
 Industrial/Land for Sale

PROPERTY HIGHLIGHTS

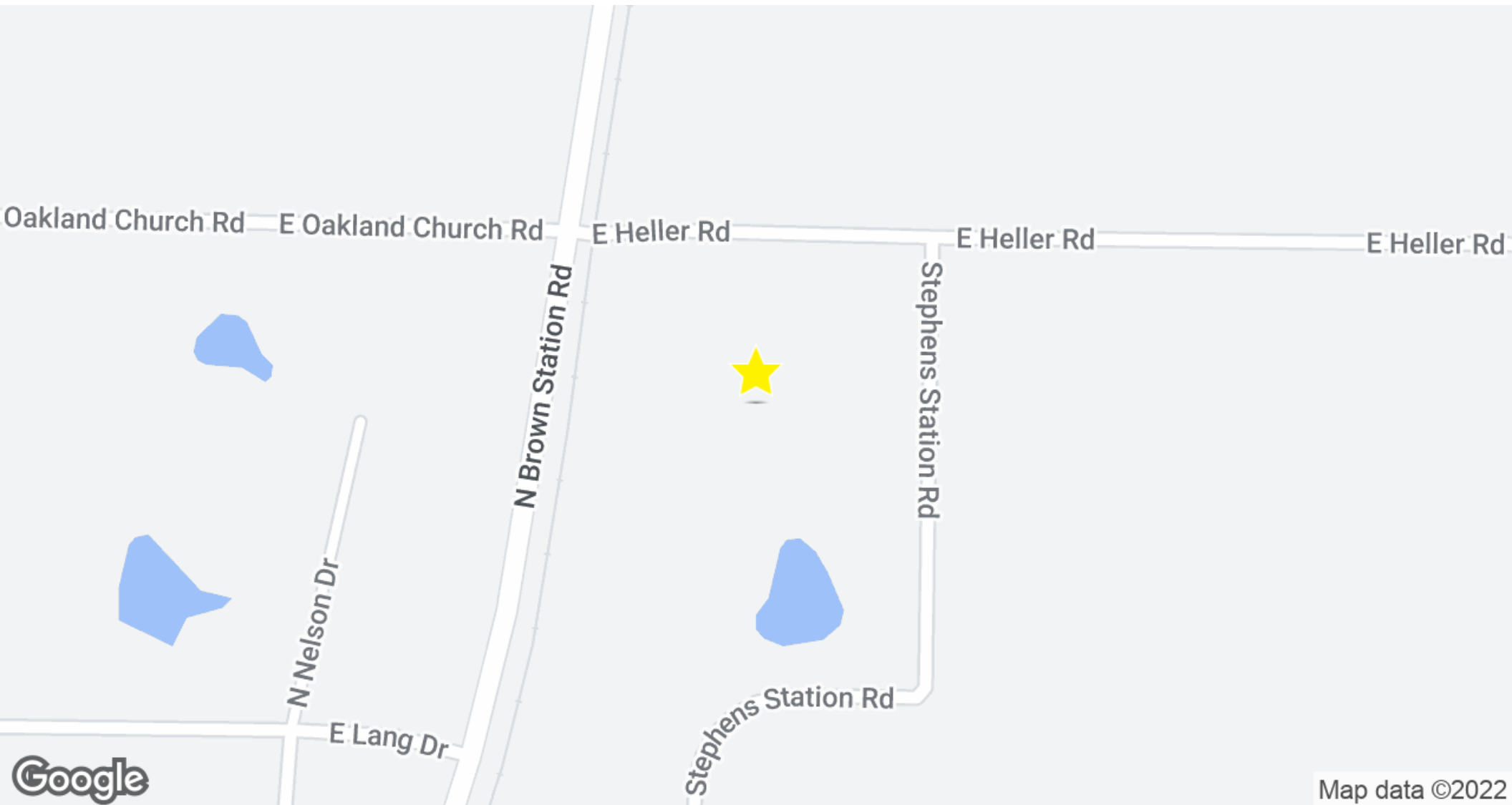
- Platted, Shovel ready industrial sites
- Rail access available
- Columbia Trans Load less than a mile away
- All major utilities available on site

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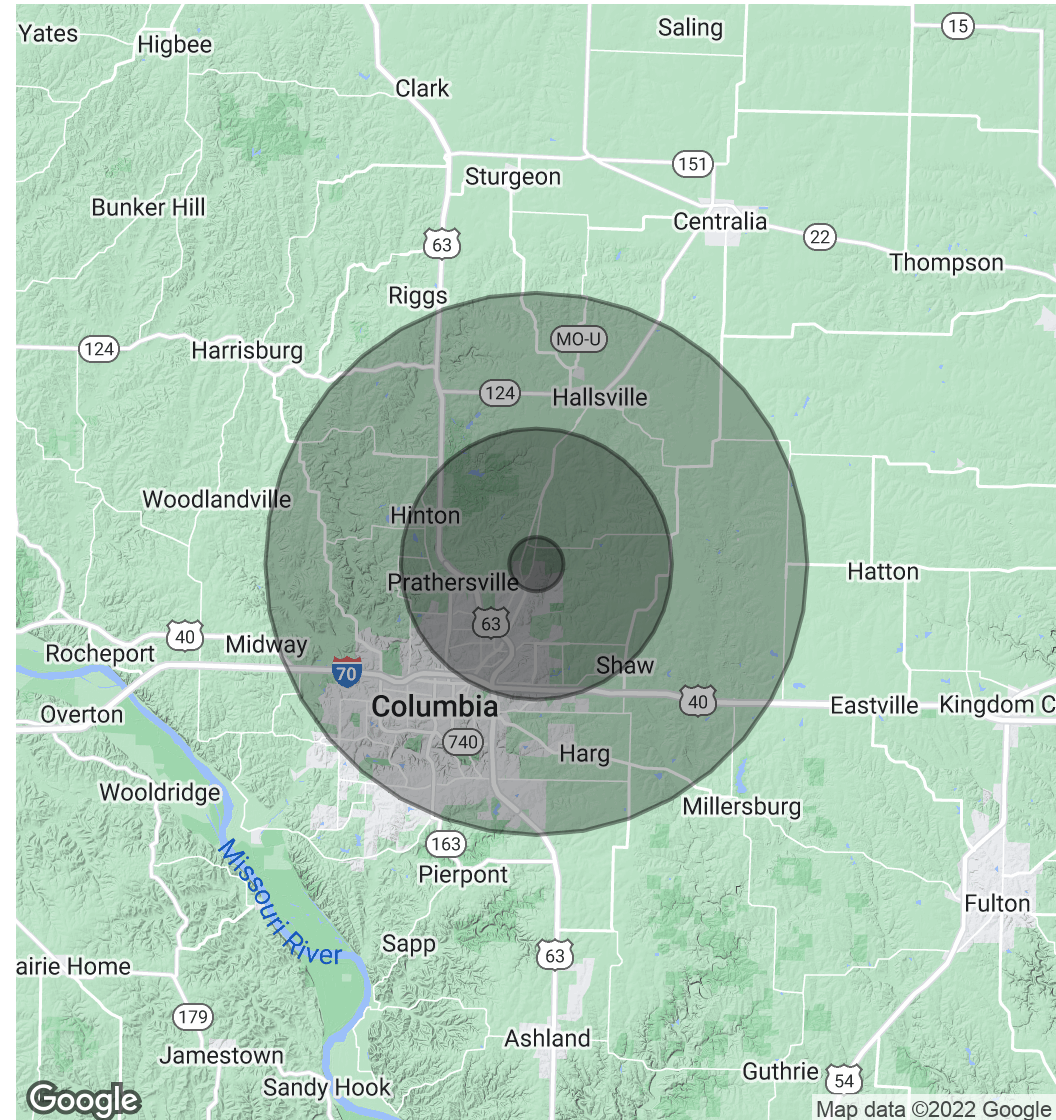


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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	2,054	32,487	129,181
Average age	29.0	30.2	30.3
Average age (Male)	28.8	29.1	29.5
Average age (Female)	29.2	31.4	31.3

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	961	13,738	52,125
# of persons per HH	2.1	2.4	2.5
Average HH income	\$39,020	\$50,044	\$54,351
Average house value	\$121,706	\$137,670	\$156,645

* Demographic data derived from 2020 ACS - US Census



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