



Marketplace Medical Building Paragould, AR

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GRU

Gazaway Realty, Inc.

FOR SALE

Marketplace Medical Center, Paragould, AR

Features

3480 SF Medical Space
4040 SF Medical Space
1250 SF Restaurant Space

\$1,200,000

Newly Remodeled

Zoned C-3

High Visibility

.92 Acres

2006 Traffic Count
15,300 CPD

For more information,
please contact:

Jason Gazaway

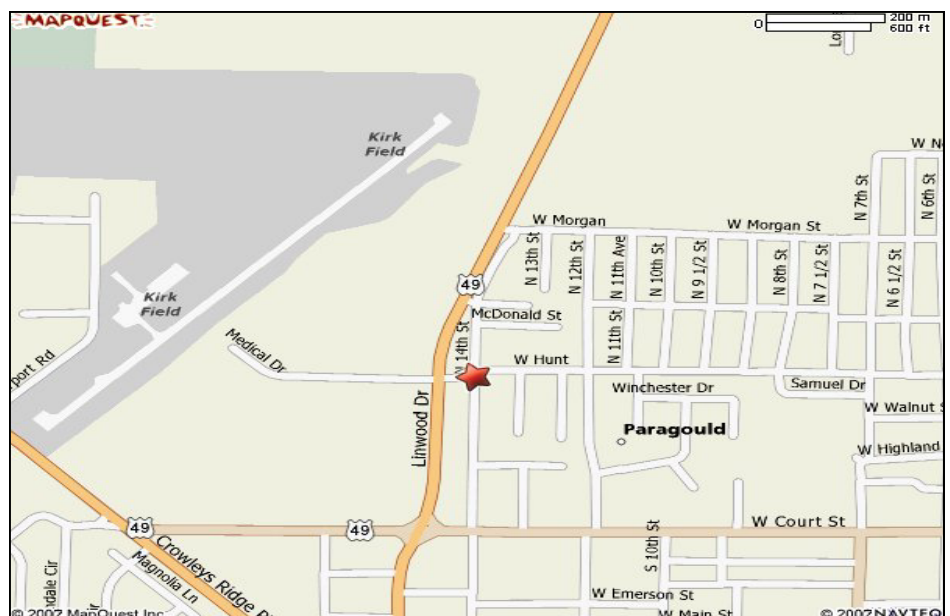
Principal Broker

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2210 W. Kingshighway, Ste 9
Paragould, AR 72450





SUBJECT

Arkansas Methodist
Medical Center

Walgreens

Paragould High
School

Paragould
Plaza
Shopping
Center









Executive Summary

Prepared by

marketplace
Site Type: Radius

1400 W Hunt St
Paragould, AR 72450
Radius: 1.0 mile

1400 W Hunt St
Paragould, AR 72450
Radius: 3.0 mile

1400 W Hunt St
Paragould, AR 72450
Radius: 5.0 mile

2007 Population

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
Total Population	5,282	21,802	26,871
Male Population	47.6%	48.1%	48.5%
Female Population	52.4%	51.9%	51.5%
Median Age	40.1	37.5	37.4

2007 Income

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
Median HH Income	\$37,056	\$37,600	\$38,865
Per Capita Income	\$25,038	\$21,625	\$21,298
Average HH Income	\$56,126	\$51,827	\$51,885

2007 Households

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
Total Households	2,410	9,058	10,902
Average Household Size	2.16	2.35	2.42
1990-2000 Annual Rate	0.53%	1.6%	1.73%

2007 Housing

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
Owner Occupied Housing Units	57.1%	59.1%	61.7%
Renter Occupied Housing Units	34.8%	31.2%	28.8%
Vacant Housing Units	8.1%	9.7%	9.6%

Population

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
1990 Population	4,828	17,455	21,229
2000 Population	5,078	20,166	24,793
2007 Population	5,282	21,802	26,871
2012 Population	5,488	22,991	28,376
1990-2000 Annual Rate	0.51%	1.45%	1.56%
2000-2007 Annual Rate	0.63%	1.26%	1.3%
2007-2012 Annual Rate	0.77%	1.07%	1.1%

In the identified market area, the current year population is 26,871. In 2000, the Census count in the market area was 24,793. The rate of change since 2000 was 1.3 percent annually. The five-year projection for the population in the market area is 28,376, representing a change of 1.1 percent annually from 2007 to 2012. Currently, the population is 48.5 percent male and 51.5 percent female.

Households

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
1990 Households	2,189	7,090	8,389
2000 Households	2,307	8,306	9,963
2007 Households	2,410	9,058	10,902
2012 Households	2,508	9,590	11,562
1990-2000 Annual Rate	0.53%	1.6%	1.73%
2000-2007 Annual Rate	0.7%	1.4%	1.45%
2007-2012 Annual Rate	0.8%	1.15%	1.18%

The household count in this market area has changed from 9,963 in 2000 to 10,902 in the current year, a change of 1.45 percent annually. The five-year projection of households is 11,562, a change of 1.18 percent annually from the current year total. Average household size is currently 2.42, compared to 2.43 in the year 2000. The number of families in the current year is 7,355 in the market area.

Housing

Currently, 61.7 percent of the 12,056 housing units in the market area are owner occupied; 28.8 percent, renter occupied; and 9.6 percent are vacant. In 2000, there were 10,898 housing units— 60.2 percent owner occupied, 31.2 percent renter occupied and 8.6 percent vacant. The rate of change in housing units since 2000 is 1.63 percent. Median home value in the market area is \$99,375, compared to a median home value of \$181,127 for the U.S. In five years, median home value is projected to change by 3.39 percent annually to \$117,414. From 2000 to the current year, median home value changed by 6.51 percent annually.



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Median Household Income

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
1990 Median HH Income	\$20,142	\$19,526	\$20,194
2000 Median HH Income	\$28,829	\$29,670	\$30,818
2007 Median HH Income	\$37,056	\$37,600	\$38,865
2012 Median HH Income	\$43,479	\$44,021	\$45,437
1990-2000 Annual Rate	3.65%	4.27%	4.32%
2000-2007 Annual Rate	4.1%	3.86%	3.78%
2007-2012 Annual Rate	3.25%	3.2%	3.17%

Per Capita Income

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
1990 Per Capita Income	\$12,653	\$10,351	\$10,216
2000 Per Capita Income	\$20,919	\$17,992	\$17,664
2007 Per Capita Income	\$25,038	\$21,625	\$21,298
2012 Per Capita Income	\$30,355	\$25,997	\$25,489
1990-2000 Annual Rate	5.16%	5.68%	5.63%
2000-2007 Annual Rate	2.92%	2.99%	3.04%
2007-2012 Annual Rate	3.93%	3.75%	3.66%

Average Household Income

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
1990 Average Household Income	\$27,652	\$25,165	\$25,355
2000 Average Household Income	\$48,247	\$43,849	\$43,778
2007 Average HH Income	\$56,126	\$51,827	\$51,885
2012 Average HH Income	\$68,046	\$62,139	\$61,906
1990-2000 Annual Rate	5.72%	5.71%	5.61%
2000-2007 Annual Rate	2.45%	2.71%	2.76%
2007-2012 Annual Rate	3.93%	3.7%	3.59%

Households by Income

Current median household income is \$38,865 in the market area, compared to \$51,546 for all U.S. households. Median household income is projected to be \$45,437 in five years. In 2000, median household income was \$30,818, compared to \$20,194 in 1990.

Current average household income is \$51,885 in this market area, compared to \$71,092 for all U.S. households. Average household income is projected to be \$61,906 in five years. In 2000, average household income was \$43,778, compared to \$25,355 in 1990.

Current per capita income is \$21,298 in the market area, compared to the U.S. per capita income of \$27,084. The per capita income is projected to be \$25,489 in five years. In 2000, the per capita income was \$17,664, compared to \$10,216 in 1990.

Population by Employment

	1400 W Hunt St Paragould, AR 72450 Radius: 1.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 3.0 mile	1400 W Hunt St Paragould, AR 72450 Radius: 5.0 mile
Total Businesses	398	777	924
Total Employees	3,650	7,698	8,854

Currently, 91.9 percent of the civilian labor force in the identified market area is employed and 8.1 percent are unemployed. In comparison, 93.4 percent of the U.S. civilian labor force is employed, and 6.6 percent are unemployed. In five years the rate of employment in the market area will be 92.5 percent of the civilian labor force, and unemployment will be 7.5 percent. The percentage of the U.S. civilian labor force that will be employed in five years is 93.8 percent, and 6.2 percent will be unemployed. In 2000, 62.6 percent of the population aged 16 years or older in the market area participated in the labor force, and 0.1 percent were in the Armed Forces.

In the current year, the occupational distribution of the employed population is:

- 50.3 percent in white collar jobs (compared to 60.5 percent of U.S. employment)
- 13.8 percent in service jobs (compared to 16.4 percent of U.S. employment)
- 35.9 percent in blue collar jobs (compared to 23.1 percent of U.S. employment)

In 2000, 83.1 percent of the market area population drove alone to work, and 1.9 percent worked at home. The average travel time to work in 2000 was 17.2 minutes in the market area, compared to the U.S. average of 25.5 minutes.

Population by Education

In 2000, the educational attainment of the population aged 25 years or older in the market area was distributed as follows:

- 26.9 percent had not earned a high school diploma (19.6 percent in the U.S.)
- 39.0 percent were high school graduates only (28.6 percent in the U.S.)
- 3.0 percent had completed an Associate degree (6.3 percent in the U.S.)
- 8.7 percent had a Bachelor's degree (15.5 percent in the U.S.)
- 4.1 percent had earned a Master's/Professional/Doctorate Degree (8.9 percent in the U.S.)