



## 6000 SF Warehouse Jonesboro, AR

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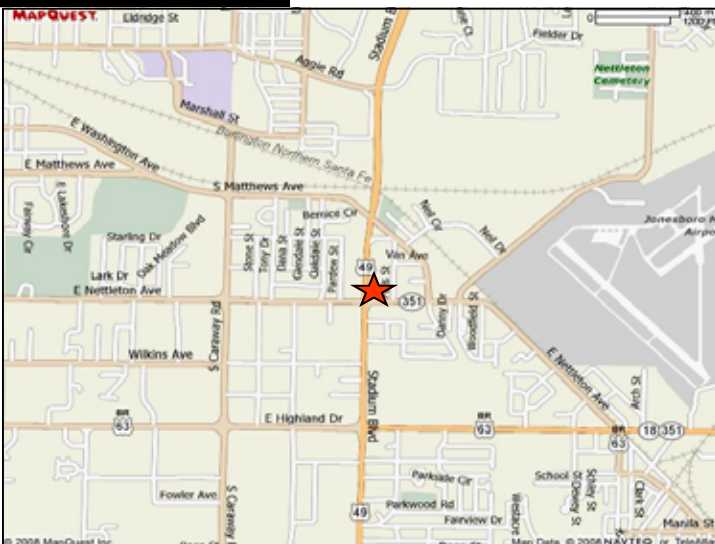
(870) 236-1114 Fax

3008 Riggs Street, Jonesboro, AR

## 6,000 SF Warehouse For Lease



### Location:



### Features and Amenities:

- For Lease
- 6,000 SF Warehouse/Retail Space
- 3 Overhead Doors
- 29,700 Daily Traffic Count
- Great Location



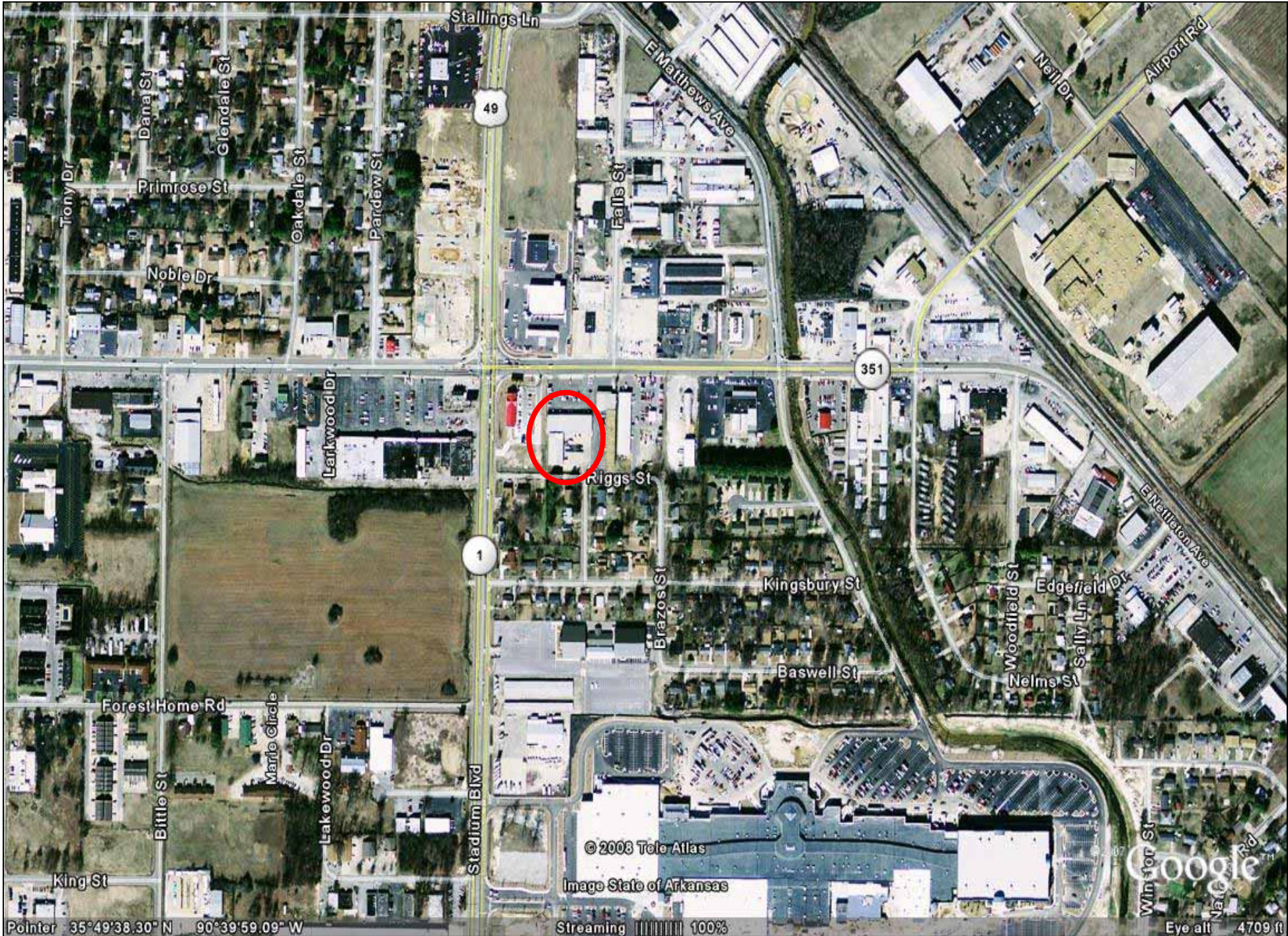
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For more information on this property and all  
of our available properties, go to  
[www.gazawayrealty.com](http://www.gazawayrealty.com)

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# 6000 SF Warehouse For Lease





Pointer 35°49'38.30" N 90°39'59.09" W

Streaming 100%

Eye alt 4709 ft





# Executive Summary

Prepared By: STDBOnline.com

<b>Site Type: Radius</b>	<b>Lat: 35.829578</b> <b>Lon: -90.666883</b> <b>Radius: 1.0 mile</b>	<b>Lat: 35.829578</b> <b>Lon: -90.666883</b> <b>Radius: 3.0 mile</b>	<b>Lat: 35.829578</b> <b>Lon: -90.666883</b> <b>Radius: 5.0 mile</b>
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## 2008 Population

Total Population	4,465	37,381	59,975
Male Population	48.2%	47.5%	48.2%
Female Population	51.8%	52.5%	51.8%
Median Age	25.4	31.6	33.3

## 2008 Income

Median HH Income	\$31,997	\$37,725	\$43,956
Per Capita Income	\$17,593	\$21,382	\$23,917
Average HH Income	\$43,084	\$50,893	\$58,638

## 2008 Households

Total Households	1,729	15,543	24,199
Average Household Size	2.21	2.28	2.39
1990-2000 Annual Rate	0.55%	1.58%	2.19%

## 2008 Housing

Owner Occupied Housing Units	35.7%	45.1%	53.1%
Renter Occupied Housing Units	53.6%	42.9%	36.4%
Vacant Housing Units	10.7%	11.9%	10.5%

## Population

1990 Population	4,649	30,750	45,282
2000 Population	4,681	34,441	54,130
2008 Population	4,465	37,381	59,975
2013 Population	4,512	39,389	63,830
1990-2000 Annual Rate	0.07%	1.14%	1.8%
2000-2008 Annual Rate	-0.57%	1%	1.25%
2008-2013 Annual Rate	0.21%	1.05%	1.25%

In the identified market area, the current year population is 59,975. In 2000, the Census count in the market area was 54,130. The rate of change since 2000 was 1.25 percent annually. The five-year projection for the population in the market area is 63,830, representing a change of 1.25 percent annually from 2008 to 2013. Currently, the population is 48.2 percent male and 51.8 percent female.

## Households

1990 Households	1,696	12,179	17,513
2000 Households	1,791	14,248	21,747
2008 Households	1,729	15,543	24,199
2013 Households	1,751	16,444	25,832
1990-2000 Annual Rate	0.55%	1.58%	2.19%
2000-2008 Annual Rate	-0.43%	1.06%	1.3%
2008-2013 Annual Rate	0.25%	1.13%	1.31%

The household count in this market area has changed from 21,747 in 2000 to 24,199 in the current year, a change of 1.3 percent annually. The five-year projection of households is 25,832, a change of 1.31 percent annually from the current year total. Average household size is currently 2.39, compared to 2.38 in the year 2000. The number of families in the current year is 14,958 in the market area.

## Housing

Currently, 53.1 percent of the 27,046 housing units in the market area are owner occupied; 36.4 percent, renter occupied; and 10.5 percent are vacant. In 2000, there were 23,776 housing units— 52.7 percent owner occupied, 38.9 percent renter occupied and 8.4 percent vacant. The rate of change in housing units since 2000 is 1.57 percent. Median home value in the market area is \$107,147, compared to a median home value of \$192,285 for the U.S. In five years, median home value is projected to change by 0.62 percent annually to \$110,532. From 2000 to the current year, median home value changed by 2.9 percent annually.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2008 and 2013. ESRI converted 1990 Census data into 2000 geography.



<b>Site Type: Radius</b>	<b>Lat: 35.829578</b> <b>Lon: -90.666883</b> <b>Radius: 1.0 mile</b>	<b>Lat: 35.829578</b> <b>Lon: -90.666883</b> <b>Radius: 3.0 mile</b>	<b>Lat: 35.829578</b> <b>Lon: -90.666883</b> <b>Radius: 5.0 mile</b>
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### Median Household Income

1990 Median HH Income	\$20,781	\$20,544	\$23,072
2000 Median HH Income	\$24,841	\$27,631	\$32,210
2008 Median HH Income	\$31,997	\$37,725	\$43,956
2013 Median HH Income	\$36,449	\$45,367	\$53,834
1990-2000 Annual Rate	1.8%	3.01%	3.39%
2000-2008 Annual Rate	3.12%	3.85%	3.84%
2008-2013 Annual Rate	2.64%	3.76%	4.14%

### Per Capita Income

1990 Per Capita Income	\$9,129	\$11,463	\$12,263
2000 Per Capita Income	\$12,333	\$15,704	\$17,648
2008 Per Capita Income	\$17,593	\$21,382	\$23,917
2013 Per Capita Income	\$20,138	\$25,516	\$28,539
1990-2000 Annual Rate	3.05%	3.2%	3.71%
2000-2008 Annual Rate	4.4%	3.81%	3.75%
2008-2013 Annual Rate	2.74%	3.6%	3.6%

### Average Household Income

1990 Average Household Income	\$24,520	\$28,928	\$31,524
2000 Average Household Income	\$32,706	\$37,826	\$43,494
2008 Average HH Income	\$43,084	\$50,893	\$58,638
2013 Average HH Income	\$49,327	\$60,639	\$69,863
1990-2000 Annual Rate	2.92%	2.72%	3.27%
2000-2008 Annual Rate	3.4%	3.66%	3.69%
2008-2013 Annual Rate	2.74%	3.57%	3.57%

### Households by Income

Current median household income is \$43,956 in the market area, compared to \$53,154 for all U.S. households. Median household income is projected to be \$53,834 in five years. In 2000, median household income was \$32,210, compared to \$23,072 in 1990.

Current average household income is \$58,638 in this market area, compared to \$73,126 for all U.S. households. Average household income is projected to be \$69,863 in five years. In 2000, average household income was \$43,494, compared to \$31,524 in 1990.

Current per capita income is \$23,917 in the market area, compared to the U.S. per capita income of \$27,916. The per capita income is projected to be \$28,539 in five years. In 2000, the per capita income was \$17,648, compared to \$12,263 in 1990.

### Population by Employment

Total Businesses	811	3,429	4,219
Total Employees	5,267	27,865	33,994

Currently, 92.1 percent of the civilian labor force in the identified market area is employed and 7.9 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 92.8 percent of the civilian labor force, and unemployment will be 7.2 percent. The percentage of the U.S. civilian labor force that will be employed in five years is 93.9 percent, and 6.1 percent will be unemployed. In 2000, 67.2 percent of the population aged 16 years or older in the market area participated in the labor force, and 0.0 percent were in the Armed Forces.

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

- 59.8 percent in white collar jobs (compared to 60.2 percent of U.S. employment)
- 16.2 percent in service jobs (compared to 16.5 percent of U.S. employment)
- 24.1 percent in blue collar jobs (compared to 23.3 percent of U.S. employment)

In 2000, 82.7 percent of the market area population drove alone to work, and 2.5 percent worked at home. The average travel time to work in 2000 was 16.5 minutes in the market area, compared to the U.S. average of 25.5 minutes.

### Population by Education

In 2008, the educational attainment of the population aged 25 years or older in the market area was distributed as follows:

- 16.2 percent had not earned a high school diploma (16.4 percent in the U.S.)
- 30.2 percent were high school graduates only (29.6 percent in the U.S.)
- 4.4 percent had completed an Associate degree (7.2 percent in the U.S.)
- 17.6 percent had a Bachelor's degree (17.0 percent in the U.S.)
- 10.3 percent had earned a Master's/Professional/Doctorate Degree (9.7 percent in the U.S.)