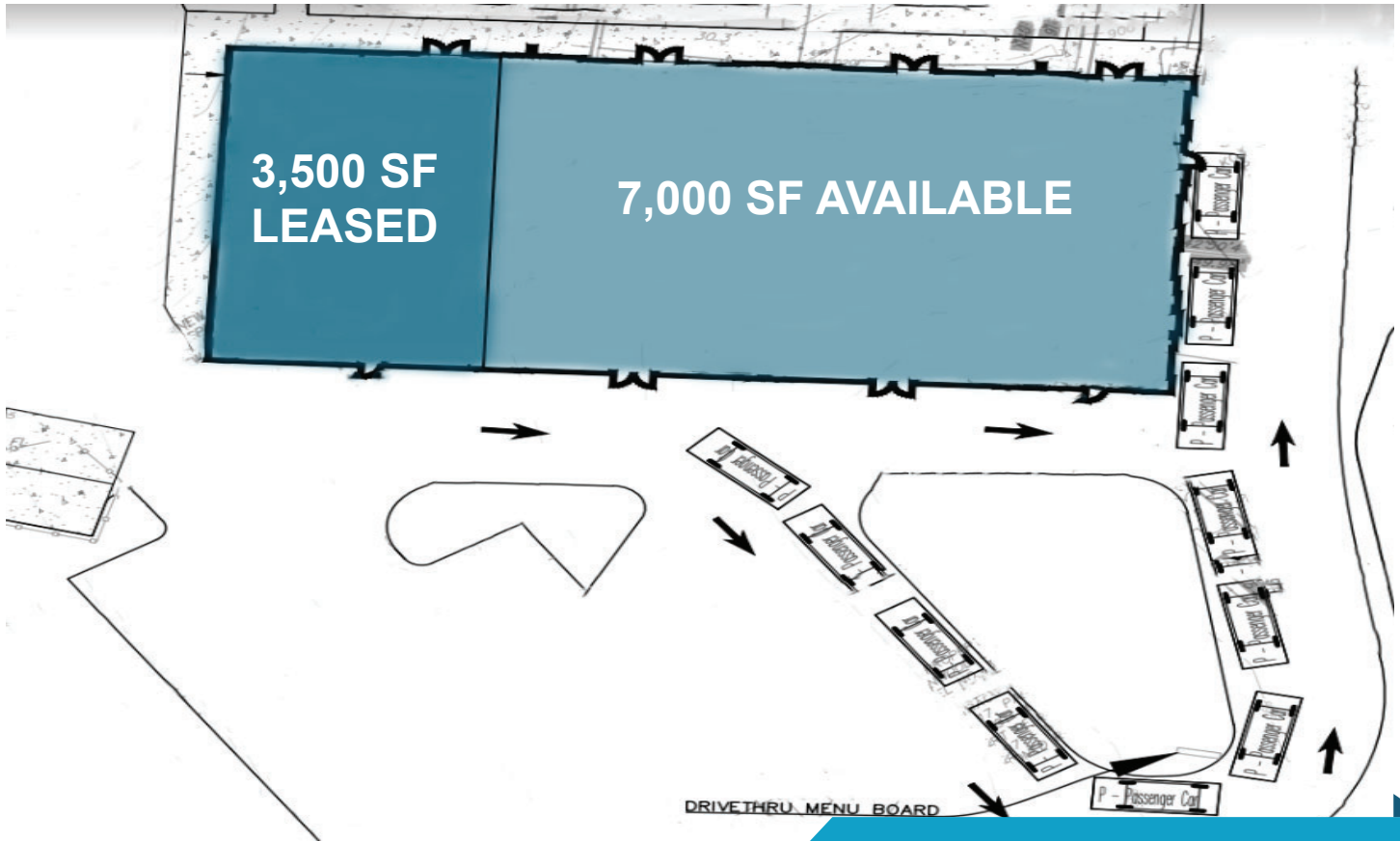


NEW BUILD - GREENSBORO, NC

45,500 Average Daily Traffic



3119-3127 BATTLEGROUND AVE | GREENSBORO, NC



7,000 SF AVAILABLE

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	8,063	70,702	188,885
Total Households	3,582	31,280	79,424
Average HH Income	\$85,507	\$96,703	\$76,077

Source: Costar 2022

TRAFFIC COUNTS

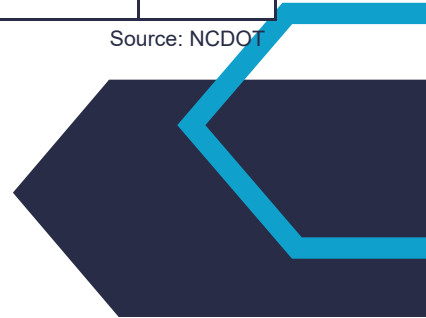
INTERSECTION		ADT
Battleground Ave	Pisgah Church Rd	45,500
Battleground Ave	Westridge Rd	47,000

Source: NCDOT



CONTACT US

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 1410 Mill St. Suite 102 | Greensboro, NC 27408



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45,500 Average Daily Traffic

KOTIS
PROPERTIES
EST. 1958



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