

FOR SALE

1525 Green Lea Blvd

Gallatin, TN 37066

1.3 AC

Vietnam Veterans Blvd (386)

Green Lea Blvd/ Harris Lane



Amanda Foster
Affiliate Broker
C 615.420..677
O 615.824.7072
afoster@southeasterncommercial.net

DETAILS

1.3 Acres off Green Lea Blvd, now a 4-lane road. Adjacent to Kensington Downs Residential Development, which will consist of 286 Homes on 71.63 +/- acres.

KEY FACTS

- Asking \$375,000
- Highly visible from Vietnam Veterans Blvd (386)
- Located at Exit 14 on Vietnam Veterans Blvd (386)
- Neighboring Premier Athletics and Freedom Church



1525 Green Lea Blvd, Gallatin, TN 37066

Demographics

TARGET MARKET SUMMARY

1525 Greenlea Blvd, Gallatin, Tennessee, 37066

Rings: 1, 3, 5 mile radii

KEY FACTS

Variables	1 mile	3 miles	5 miles
2019 Total Population	303	25,544	55,311
2019 Total Households	180	10,153	21,054
2019 Average Household Size	1.68	2.51	2.59
2019 Median Household Income	\$58,885	\$68,908	\$65,450
2019 Median Age	34.6	40.5	39.7



AGE PYRAMID

1 mile



The largest group:
2019 Female
Population Age 25-29
(Esri)

The smallest group:
2019 Male Population
Age 80-84 (Esri)

ANNUAL LIFESTYLE SPENDING

INCOME

1 mile



\$58,885

Median
Household
Income



\$35,618

Per Capita
Income



\$71,085

Median Net Worth

HOUSING STATS

1 mile



\$354,255

Median Home
Value



\$7,865

Average Spent
on Mortgage
& Basics

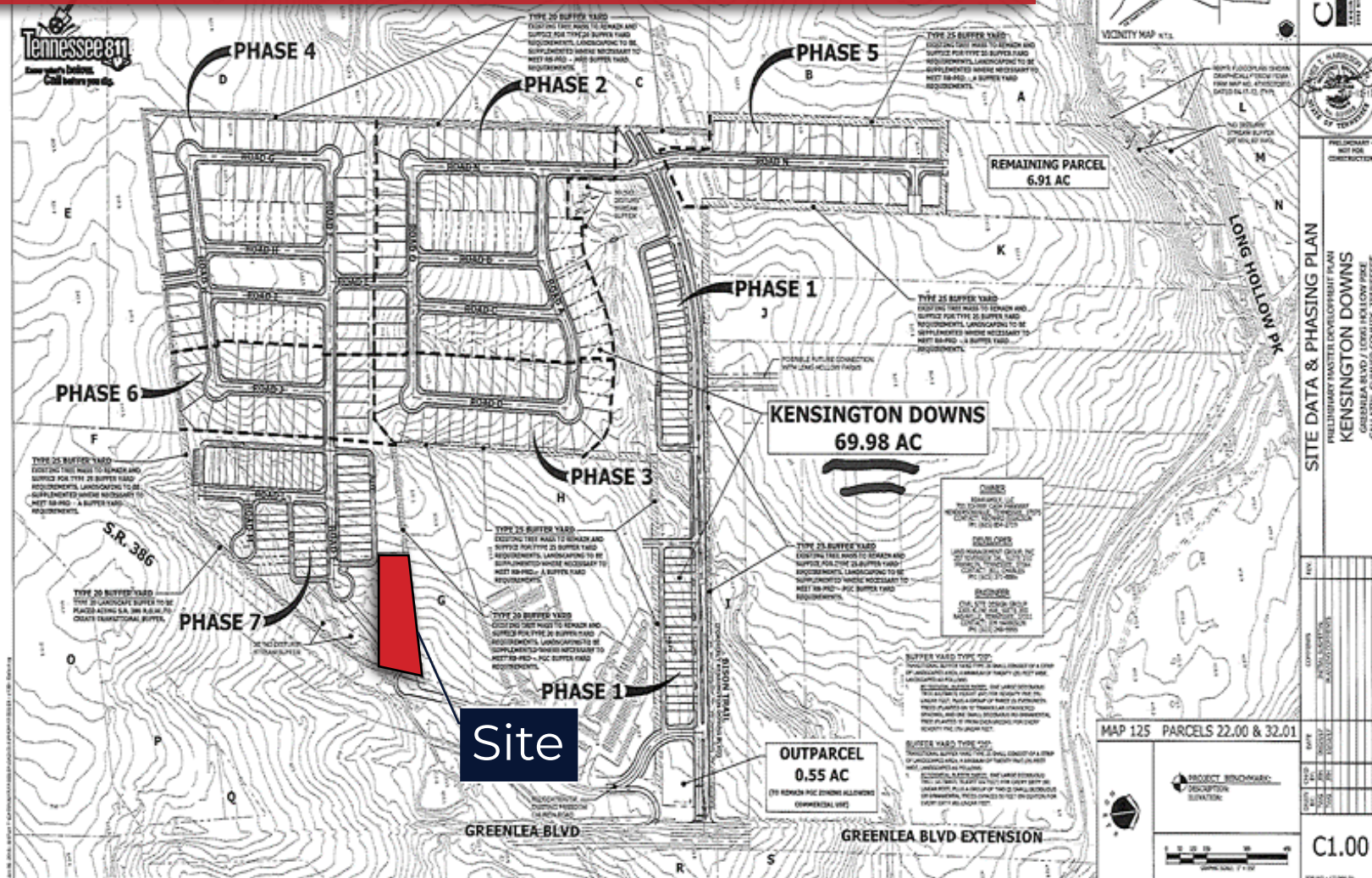


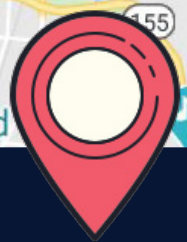
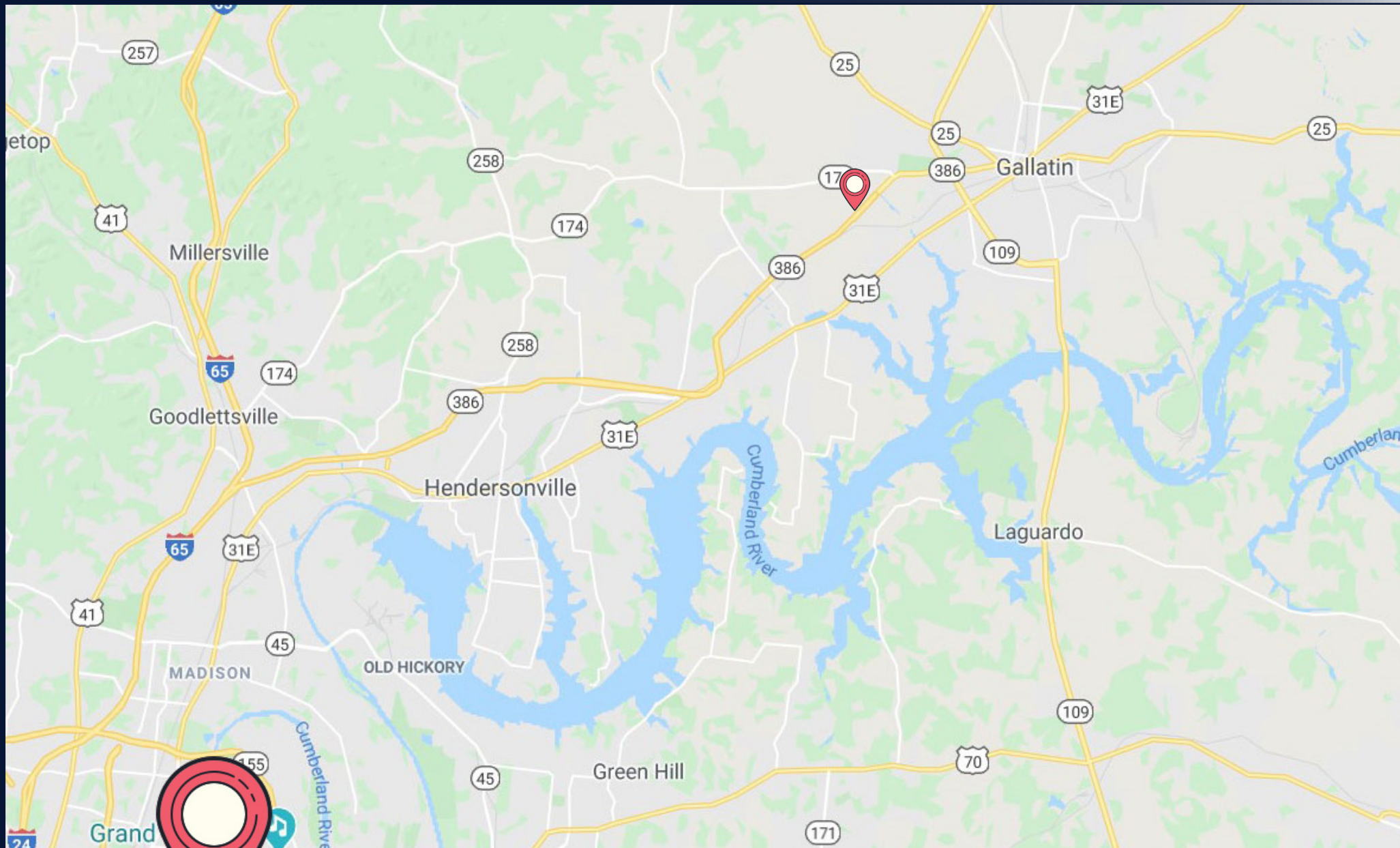
\$848

Median
Contract Rent

Kensington Downs

Kensington Downs, A Preliminary Master Development Plan on 71.63 +/- acres for 200 single-family homes and 86 townhome units and two (2) commercial outparcels, located west of Greenlea Boulevard and north of Freedom Church Road. (Phases 1, 2 and the Amenity Center have Final Approval)





1525 Green Lea Blvd
Gallatin, TN 37066

Location Highlights

Gallatin: 3.6 Miles
Hendersonville: 11 Miles
Downtown Nashville: 27 Miles
Nashville Int. Airport: 30 Miles