

OFFERING SUMMARY

| | |
|-------------|-------------------------|
| Lease Rate: | Negotiable |
| Lot Size: | 7.51 Acres Divisible |

PROPERTY HIGHLIGHTS

- Site is 7.51 acres
- Parcel located at lighted intersection of Hwy 77 and Hwy 77A with combined traffic counts over 40,000 vpd
- There are currently 1,700+ homes approved or in permitting in the immediate area, Southport is a strategic area for new housing growth in Bay County
- Panama City metro ranks 2nd nationally for percentage growth
- Located in close proximity to Southport Elementary & New Southport Sports Complex
- Excellent opportunity for Grocer, Gas, Restaurants, Auto and Retail



JARED JACKSON

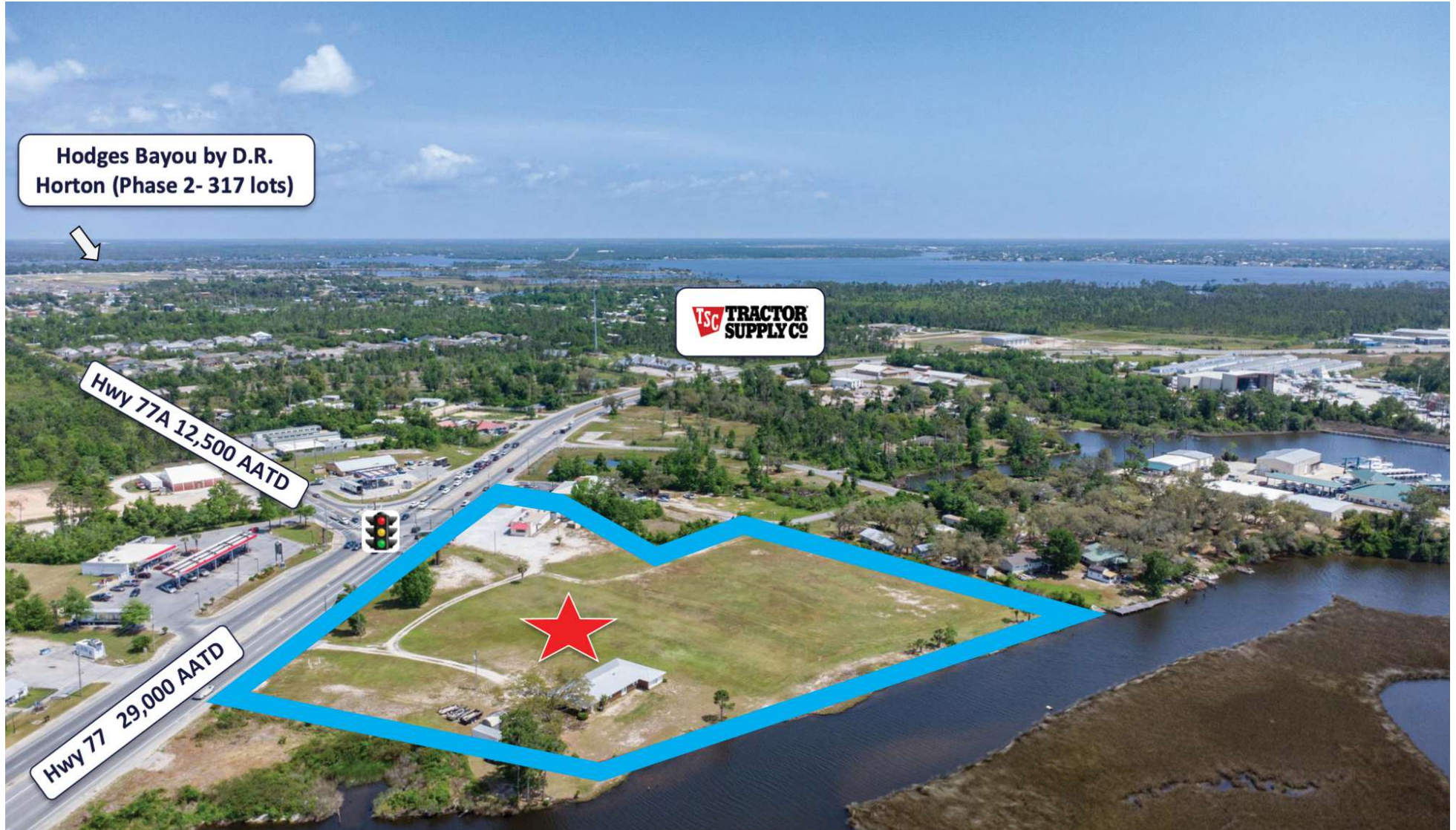
850.727.0003

jjackson@stirlingprop.com

FLETCHER DILMORE

850.326.1463

fletcher@teampcg.com



Hodges Bayou by D.R. Horton (Phase 2- 317 lots)

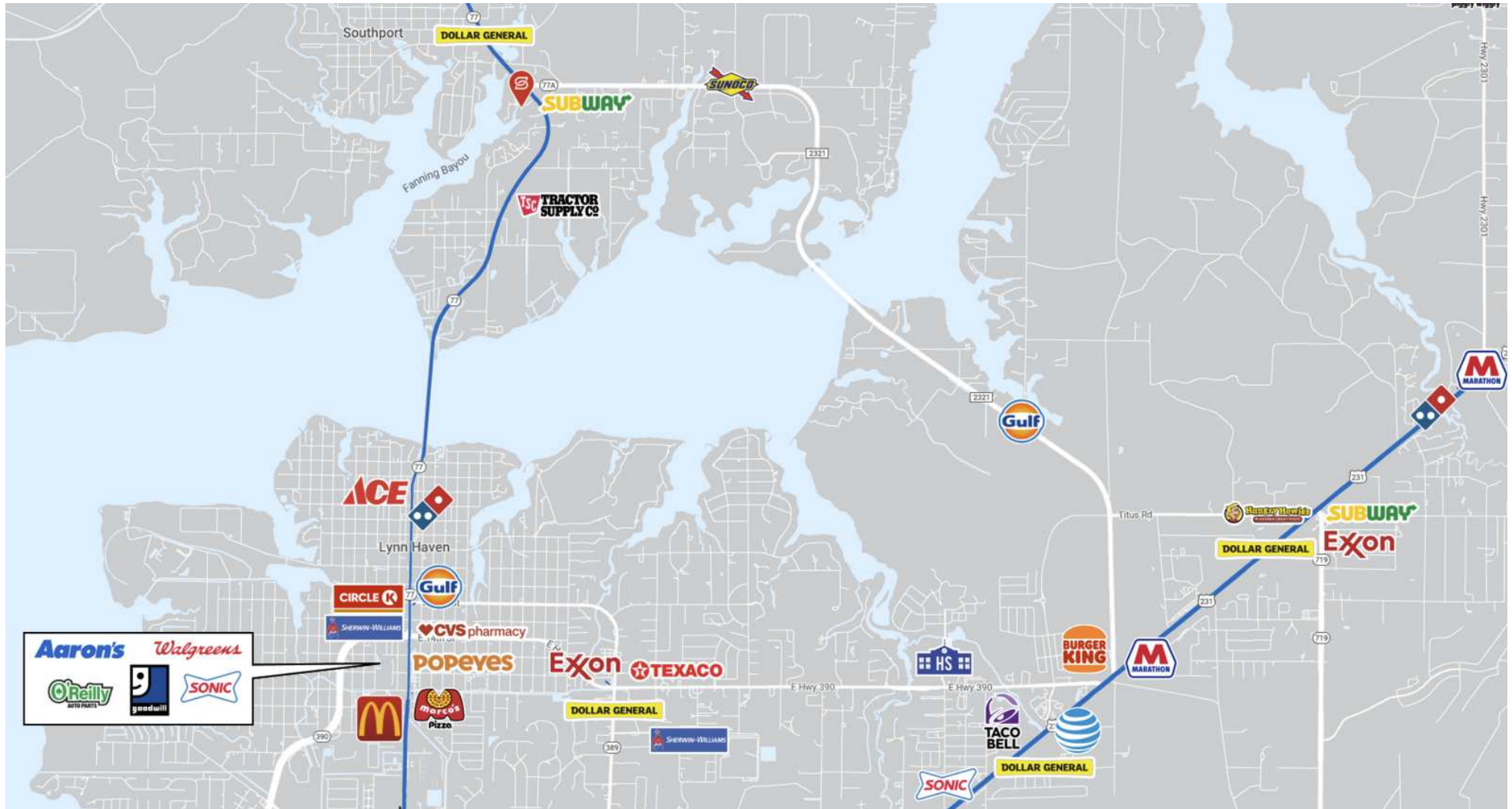


Hwy 77A 12,500 AATD

Hwy 77 29,000 AATD

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| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|----------------------|--------|---------|---------|
| Total Population | 1,655 | 10,511 | 30,737 |
| Average Age | 42 | 44 | 42 |
| Average Age (Male) | 42 | 43 | 41 |
| Average Age (Female) | 42 | 44 | 43 |

| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
|---------------------|-----------|-----------|-----------|
| Total Households | 615 | 3,918 | 11,814 |
| # of Persons per HH | 2.7 | 2.7 | 2.6 |
| Average HH Income | \$69,051 | \$92,466 | \$99,906 |
| Average House Value | \$266,528 | \$339,242 | \$339,746 |

Demographics data derived from AlphaMap

