

FOR SALE
815 N GRANT STREET
Fitzgerald, GA 31750



PROPERTY HIGHLIGHTS

0.72 acre tract, mostly concreted, located at 815 North Grant Street (US 129) and East Sultana Drive, a signalized intersection. Tract has two accesses to North Grant Street and one access to East Sultana Drive.

BUILDING SF	N/A
LAND SF	31,363
YEAR BUILT	N/A
PARKING	Concrete
TRAFFIC COUNTS	3,010 VPD

SIGNAGE TYPE	N/A
5-MILE (POP.)	15,059
10-MILE (POP.)	23,496
MED. INCOME	\$33,348
SPACE USE	TBD



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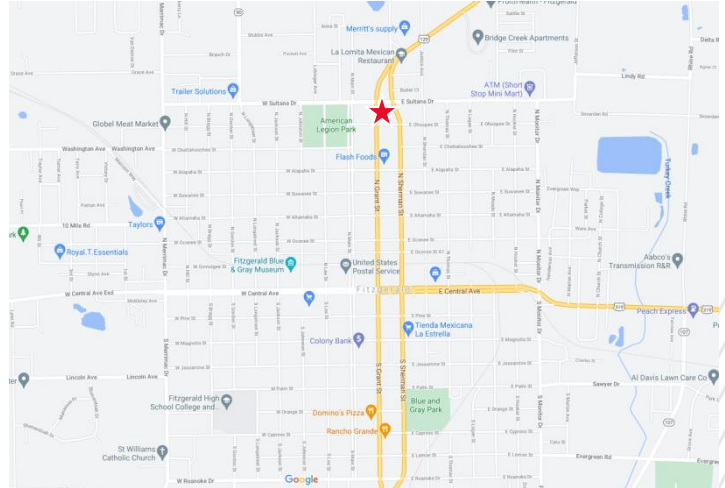
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ADDITIONAL INFORMATION

0.72 acre tract at signalized intersection at street grade, mostly concrete with curb cuts. Good access, visibility and traffic for retail, office or other development.



LEGAL INFORMATION

TAX PARCEL ID	B3 S2 L1+
2020 RE TAXES	\$777.40
ZONING	Commercial

RESTRICTIONS

Property will be restricted against uses competitive with convenience stores

OFFERING PROCESS

Seller will consider the submission of an offer using Seller's Letter of Intent form, which will be provided to qualified buyers. Interested parties should submit an LOI on terms where the Buyer agrees to complete a purchase of the property on the Seller's Real Estate Sales Agreement. All offers must be received by Exclusive Agent, Cushman & Wakefield. Contact information is below:

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