

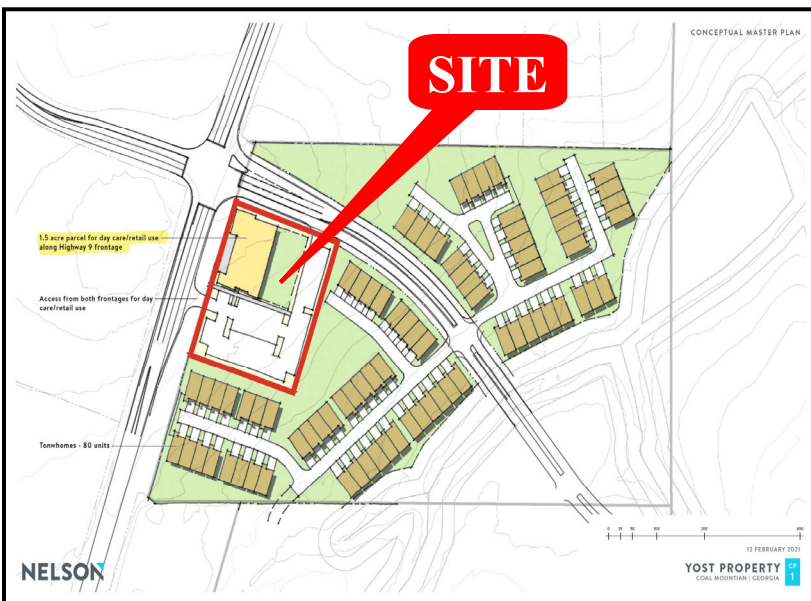
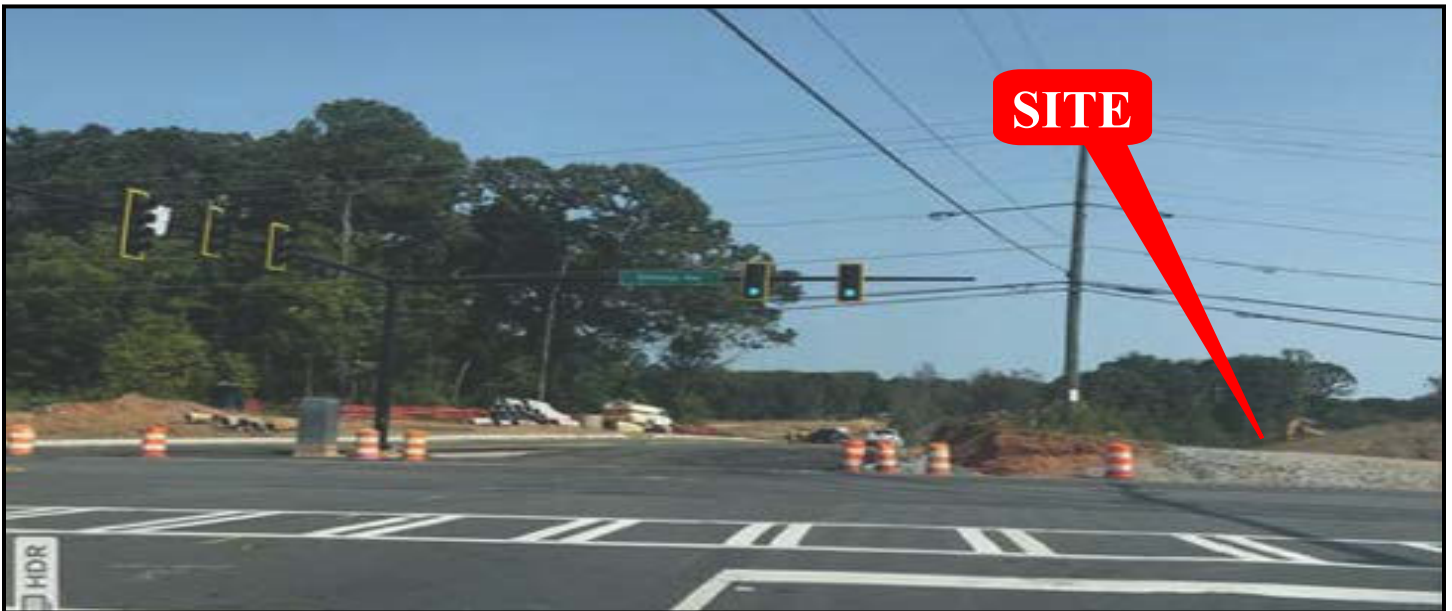


FOR SALE

1.5 ACRE OUTPARCEL

\$1,050,000

GA Hwy. 9 @ Coal Mountain Dr., Cumming, GA 30028
(Forsyth County)



Property Information

- 1.5 Acre Outparcel For Sale
- Level Commercial Building Site
- All Utilities to Site
- Off-Site Detention Included
- S/E Corner of new, signalized intersection of GA Hwy. 9 and Coal Mountain Drive.
- T/C: Hwy. 369 - 16,448 VPD
- T/C: GA Hwy. 9 - 9,443 VPD
- Special Zoning: Either: a) 11,500 sq. ft. of retail or b) a childcare center

Area Retailers

- Walmart Supercenter, Publix Grocery, McDonald's, Zaxby's, Regions Bank, Walgreen's QuikTrip, Mason Tractor, Popeye's, Moe's S/W Grill, Dunkin Donuts, Subway

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