



## OFFERING SUMMARY

<b>SALE PRICE:</b>	\$250,000
<b>LOT SIZE:</b>	1.6 Acres
<b>PRICE / ACRE:</b>	\$156,250
<b>ZONING:</b>	MX
<b>MARKET:</b>	Atlanta
<b>SUBMARKET:</b>	Riverdale
<b>APN:</b>	13215CA001

## PROPERTY OVERVIEW

This property, zoned MX via Clayton County. With great visibility and an average daily traffic count of 34,700 this property is positioned for high visibility boasting ample development opportunities.

There is a new retail/c-store development being built across the street set to open Q4 of 2024. 75+ townhome community by DRB homes is currently under construction set to deliver in 2025.

## PROPERTY HIGHLIGHTS

- Hwy 85 Being Widened to 6 Lanes
- Great Visibility
- VPD 34,700
- 1.6 AC
- Zoned MX

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