

AVAILABLE

The TEMPLES Company

(912) 538-7000

Stacer Mill US 280 Property - Vidalia, GA

US Hwy 280
Vidalia, GA 30474

(Latitude, Longitude)
(32.20012, -82.36074)

- Land available in regional retail/office development
- Anchored by Wal-Mart Supercenter and Lowe's

ACREAGE AVAILABLE:

Various Size Tracts Available

* Detailed information on sizes and pricing on Page 2.



DEMOGRAPHICS:

	5 miles	10 miles	20 miles
2021 Population:	19,199	27,887	62,691
2021 Households:	7,497	10,728	23,096
2021 Median Household Income:	\$38,357	\$41,954	\$40,737

TRAFFIC COUNTS:

Street:	Daily Count
US 280	16,000

Please contact our office for additional information.

The Temples Company
PO Box 405
301 Mosley Street (30474)
Vidalia, GA 30475
(912) 538-7000
www.thetemplescompany.com

* This information has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee or representation about the information. It is your responsibility to independently confirm its accuracy and completeness. 2113AUG

ASKING PRICE:

	Size (Estimated)	Wetlands	Net Usable Acres	Price ⁽¹⁾
3	Varies (6.61 acres)	2.78	3.83	\$55,000.00 per acre
7	Varies (4.38 acres)	3.38	1.00	\$85,000.00
8	Varies (4.59 acres)	2.95	1.64	\$135,000.00
10	Varies (22.49 acres) ⁽²⁾	3.33	19.67	\$885,000.00

Note: ⁽¹⁾ Please note some tracts are priced per acre and some are for the total tract.

⁽²⁾ Total price, subdivision to be priced separately.

⁽³⁾ The sizes of the tracts above are close estimates and a survey will be needed to verify the actual size.

