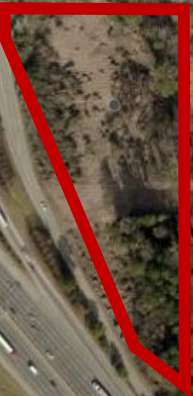




Peachtree Industrial Blvd



Motors Industrial Way



Atlanta Land Group



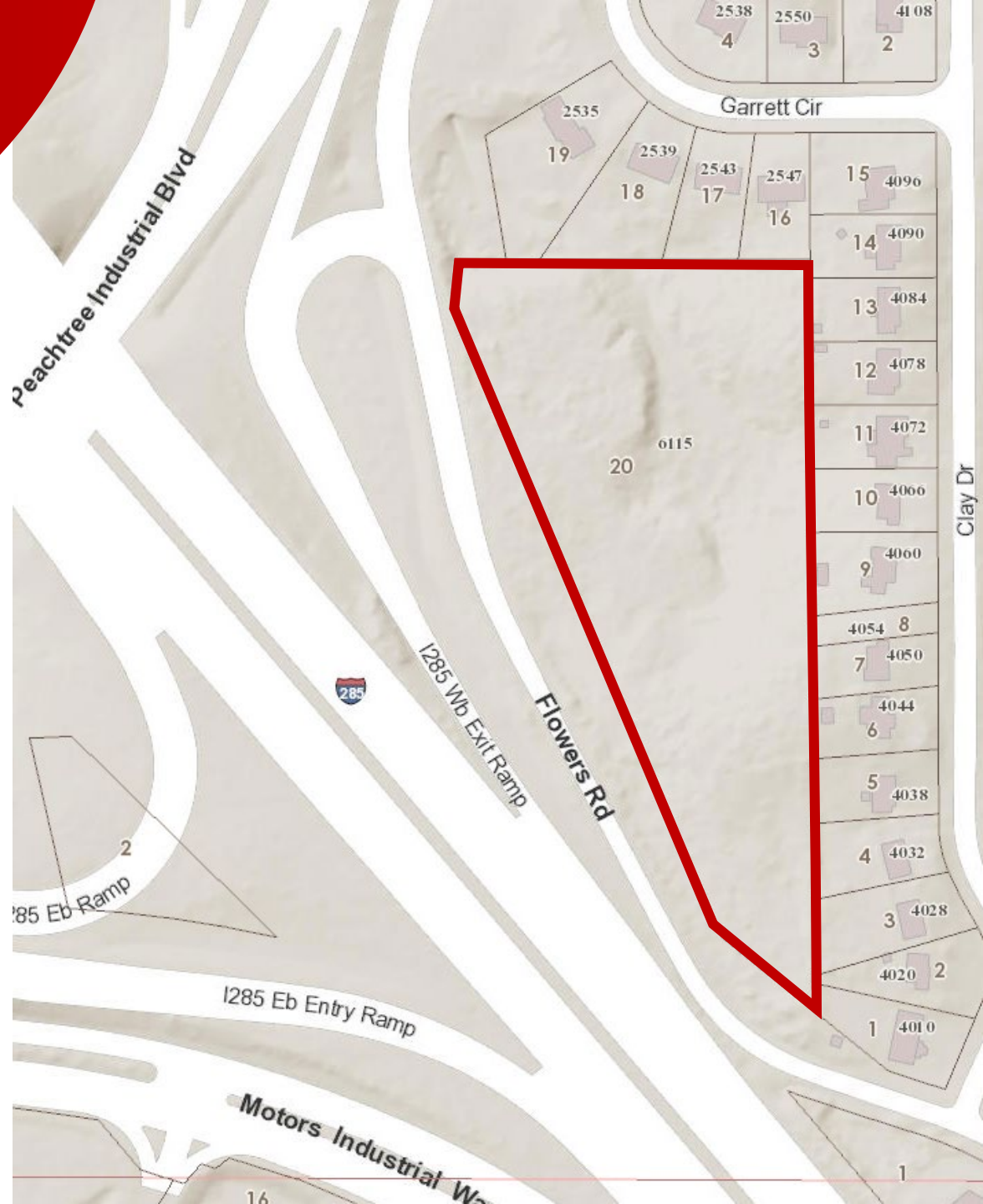
**LAND FOR SALE**  
**6115 Peachtree Industrial Blvd**  
Atlanta, GA 30360

**Robert Armstrong**  
404.790.6100  
rarmstrong@AtlantaLandGroup.com

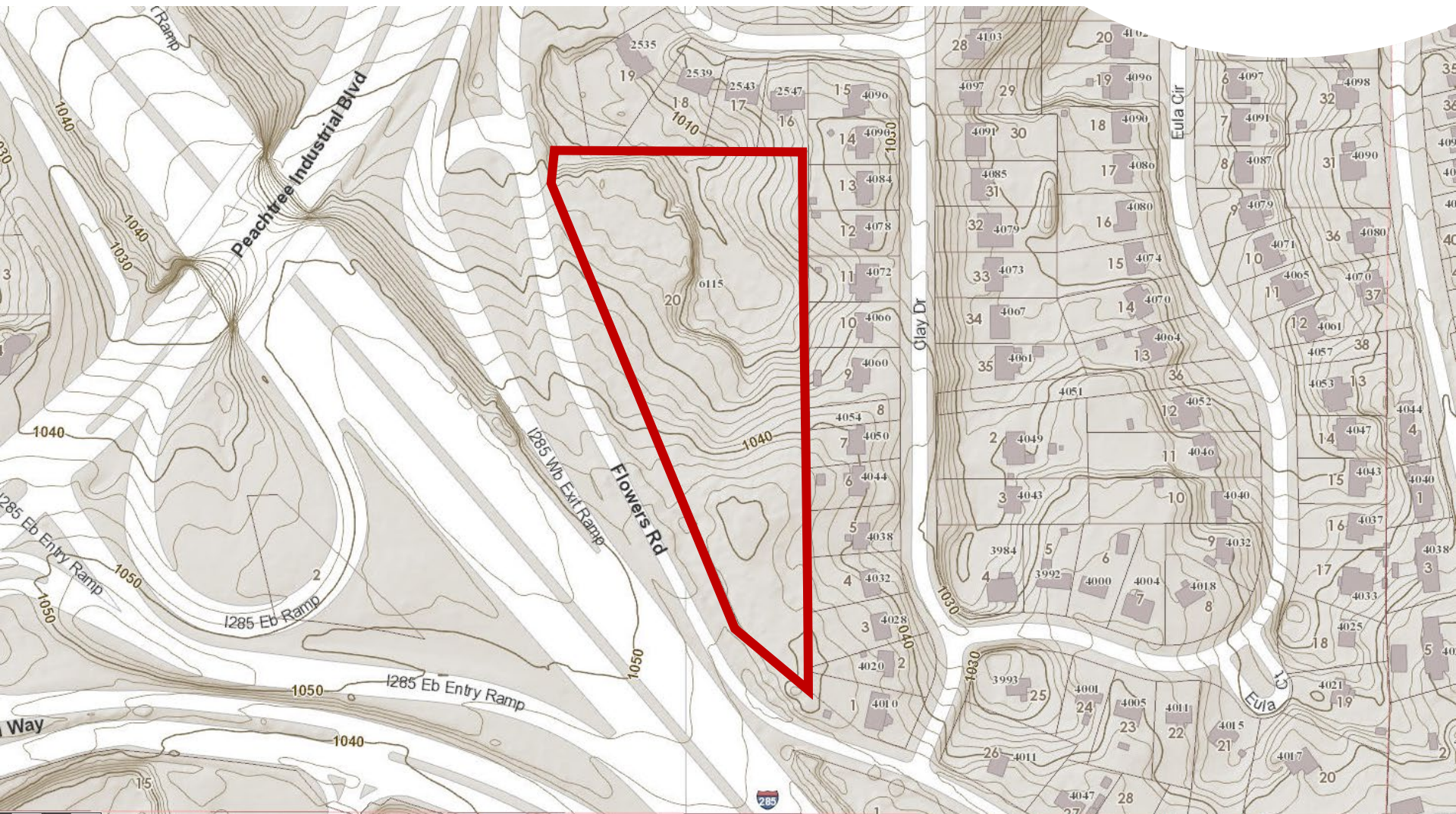
**Jay Leslie**  
404.277.9191  
jleslie@AtlantaLandGroup.com

# PROPERTY OVERVIEW

- +/- 4.19 Acres
- DeKalb County – City of Doraville
- Zoned O-I: Office/Institutional
- Peachtree Industrial Blvd & I-285 visibility
- Across from The Assembly project
- Proximate to PDK airport, MARTA
- Asking price \$3,750,000



# TOPOGRAPHY MAP



# SUBMARKET AERIAL



133,000 ATD

SUBJECT

BrandsMart U.S.A.

NALLEY AUTOMOTIVE GROUP

JIM Ellis

ACURA

Peachtree Blvd

HYUNDAI

INTERSTATE 285

238,000 ATD

VOLVO

HONDA

Buford Hwy

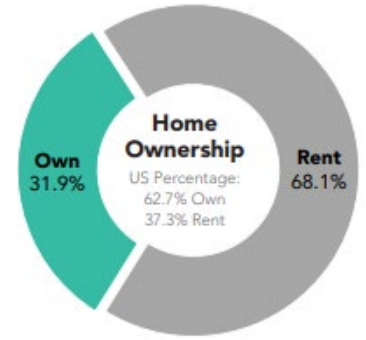
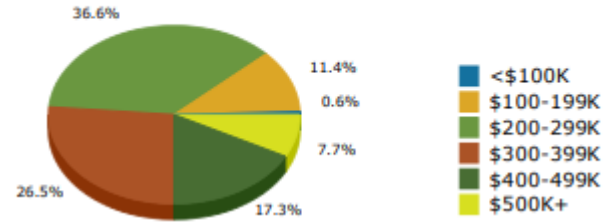
Peachtree Rd

# Demographics Esri 2021

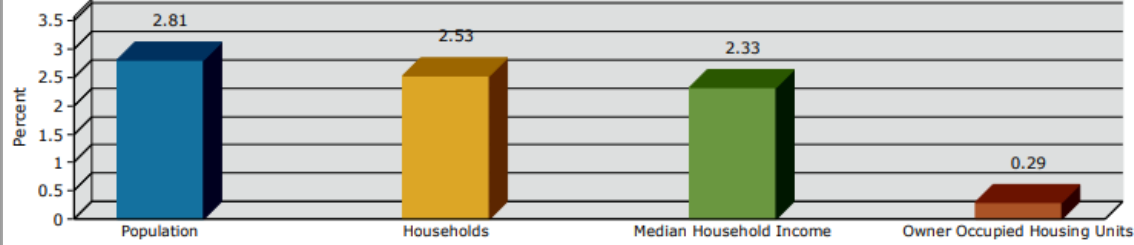
|           | Population | # of Households | Avg Household Income | Median Age |
|-----------|------------|-----------------|----------------------|------------|
| 1 Mile    | 6,750      | 2,890           | \$80,751             | 34         |
| 1-3 Miles | 91,305     | 36,473          | \$98,375             | 34         |
| 3-5 Miles | 270,486    | 108,529         | \$120,122            | 35         |



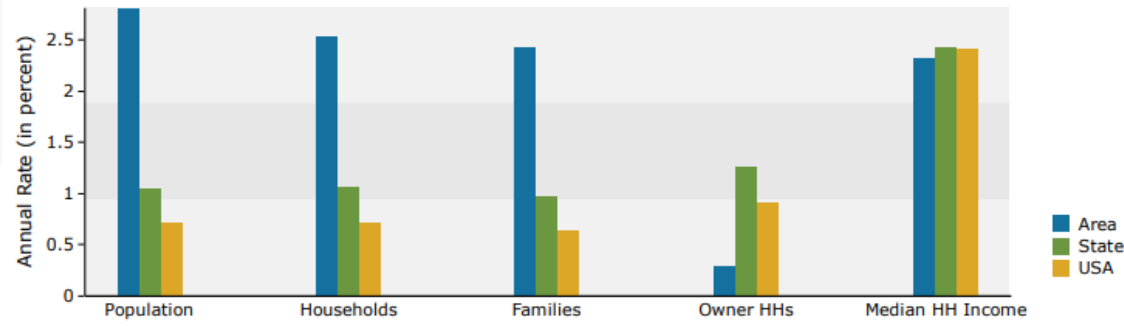
### 2021 Home Value



### 2021-2026 Annual Growth Rate



### Trends 2021-2026





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404.790.6100

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