

SALE

1529 MUNDY'S MILL RD

1529 Mundy's Mill Rd Jonesboro, GA 30236



PROPERTY DESCRIPTION

Investment Sale
Long term day care franchise lease
True Net lease - landlord has no maintenance responsibilities

OFFERING SUMMARY

Sale Price:	\$1,003,000
Number of Units:	1
Lot Size:	0.68 Acres
Building Size:	5,905 SF
NOI:	\$61,859.52
Cap Rate:	6.17%
Zoning:	MXI
APN:	06-00062-063-012

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	1,689	8,044	19,420
Total Population	5,078	24,126	56,812
Average HH Income	\$64,444	\$59,976	\$60,110

Tom Fulton
770 632 1774



**COLDWELL BANKER
COMMERCIAL**
BULLARD

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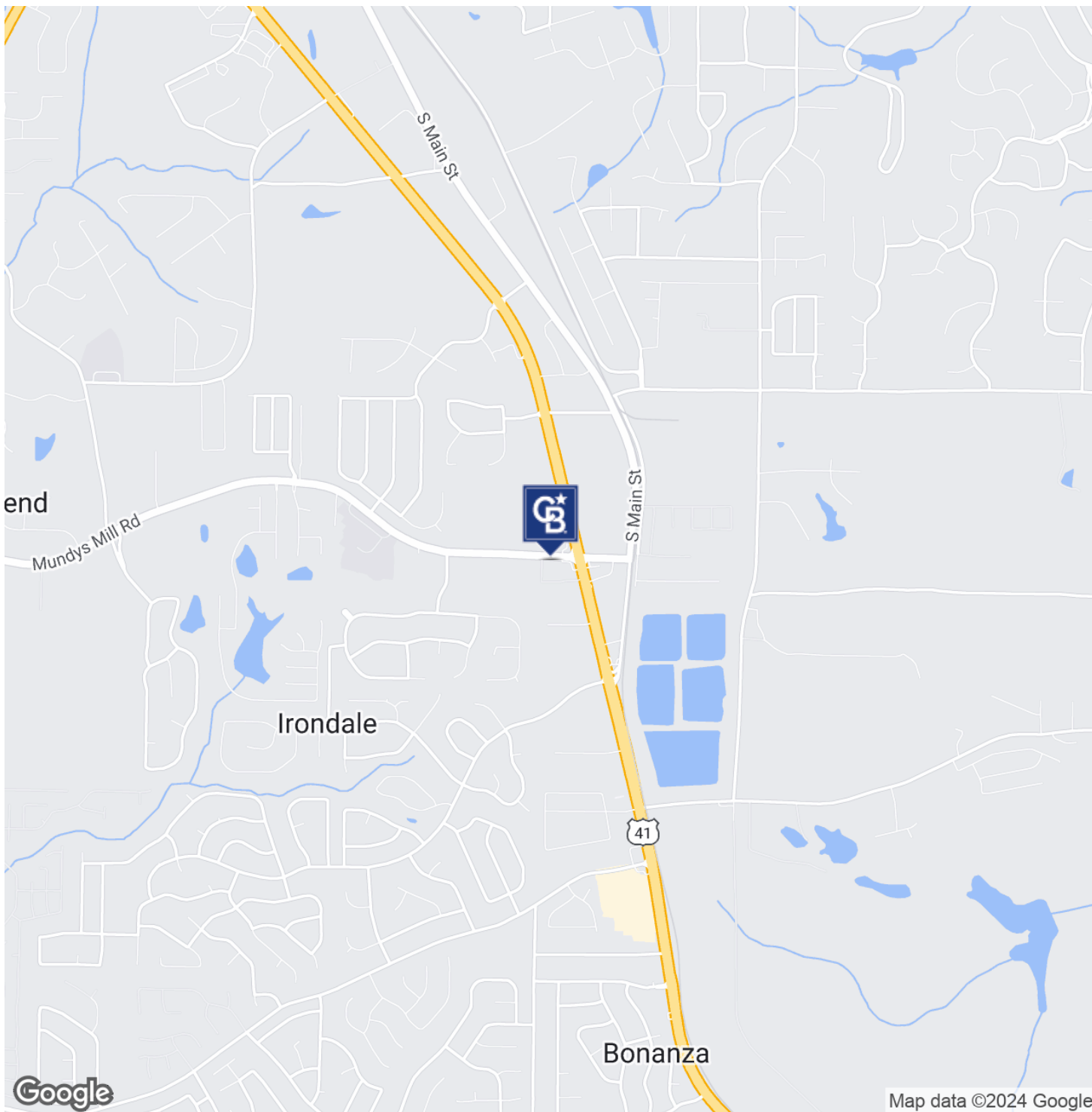


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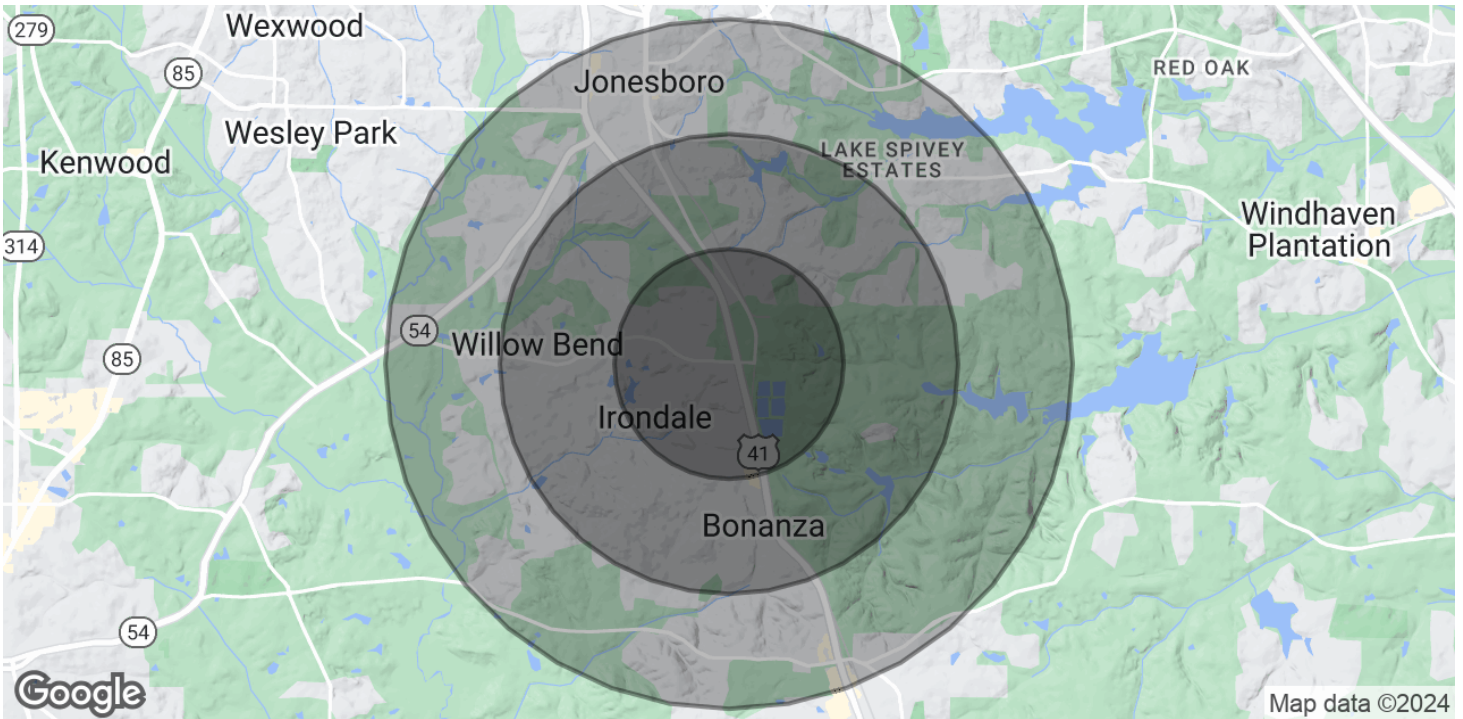


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POPULATION	1 MILE	2 MILES	3 MILES
Total Population	5,078	24,126	56,812
Average Age	33.9	33.5	33.2
Average Age (Male)	32.1	31.5	30.4
Average Age (Female)	38.2	36.2	36.6

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	1,689	8,044	19,420
# of Persons per HH	3	3	2.9
Average HH Income	\$64,444	\$59,976	\$60,110
Average House Value	\$146,760	\$126,034	\$123,464

2020 American Community Survey (ACS)

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