

SALE / LEASE

160 BASTILLE WAY
160 Bastille Way Fayetteville, GA 30214



PROPERTY DESCRIPTION

Excellent opportunity for investment buyer, owner/user needing space or combination
Can be divided into 3 or possibly 4 suites

PROPERTY HIGHLIGHTS

- Multi-tenant building - up to 4 suites
- Nice interior finishes

OFFERING SUMMARY

Sale Price:	\$1,400,000
Lease Rate:	\$12.00 - 15.00 SF/yr (NNN)
Number of Units:	3
Available SF:	3,350 SF
Lot Size:	0.5 Acres
Building Size:	10,000 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	1,043	16,023	97,996
Total Population	2,834	44,286	282,142
Average HH Income	\$85,067	\$89,960	\$74,151

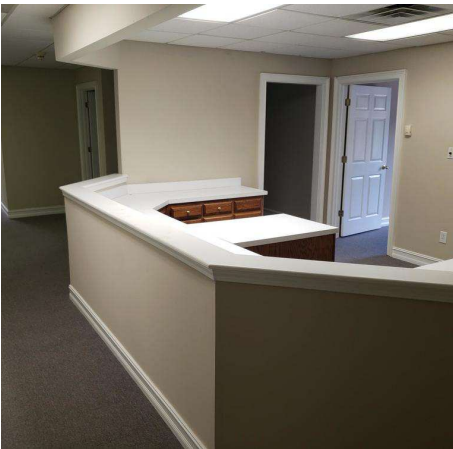
Tom Fulton
(770)632-1774



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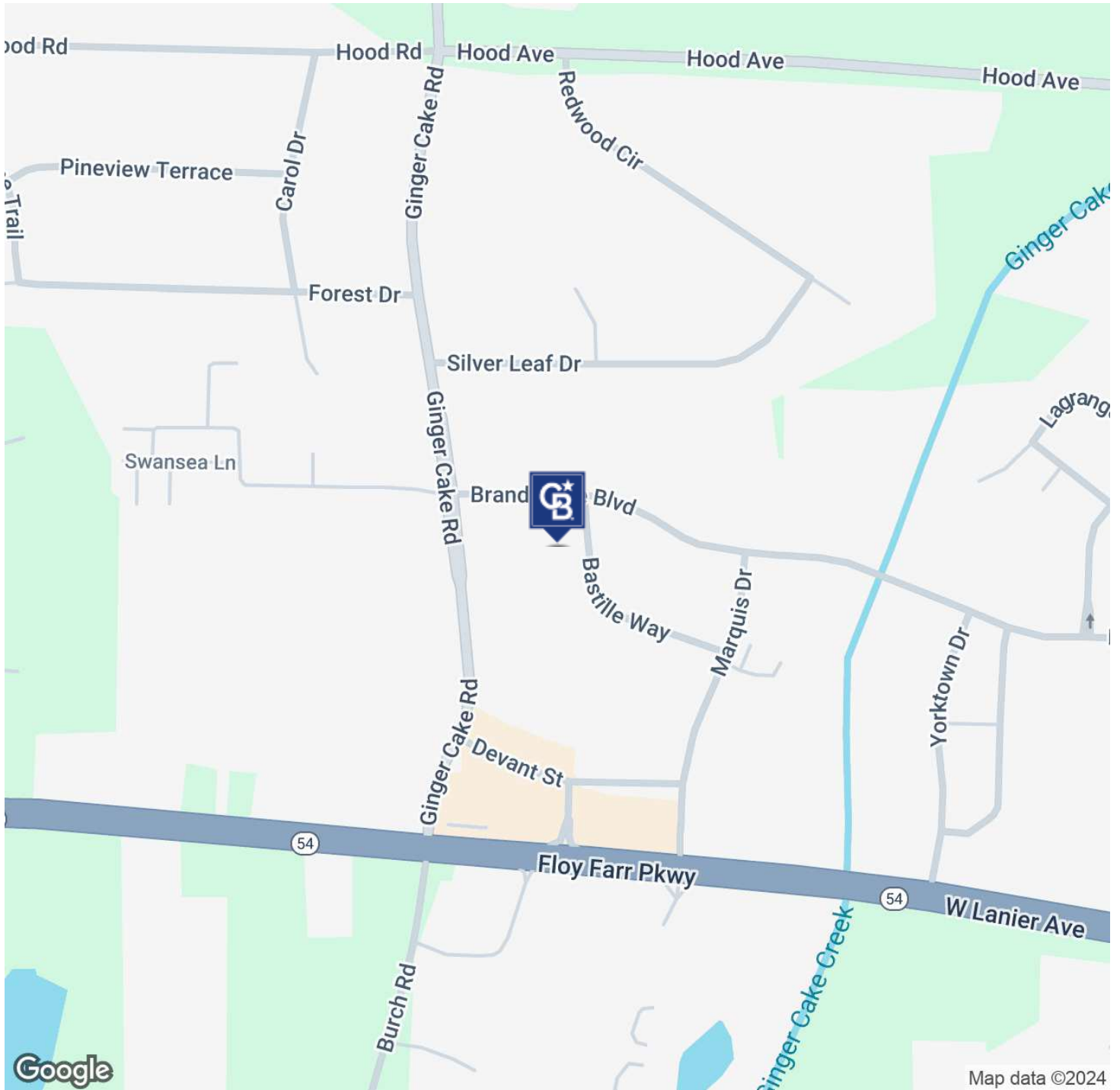
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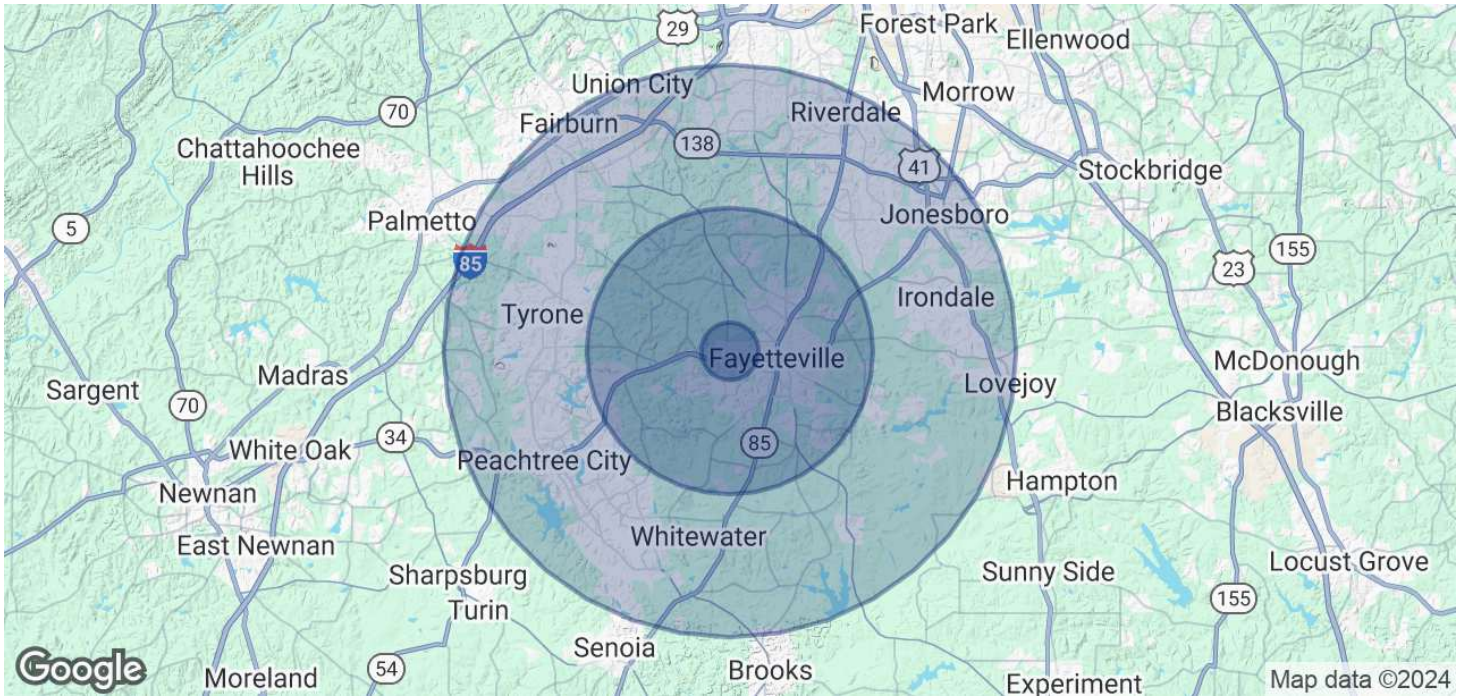
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	2,834	44,286	282,142
Average Age	41.3	41.4	35.9
Average Age (Male)	35.8	40	33.7
Average Age (Female)	44	42.3	37.8
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	1,043	16,023	97,996
# of Persons per HH	2.7	2.8	2.9
Average HH Income	\$85,067	\$89,960	\$74,151
Average House Value	\$254,227	\$274,893	\$236,156

2020 American Community Survey (ACS)

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