

Presented By:

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POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A

Cumming, GA 30040

commercial400.com



POWELL
PROPERTY GROUP

3282 HIGHPOINT CT

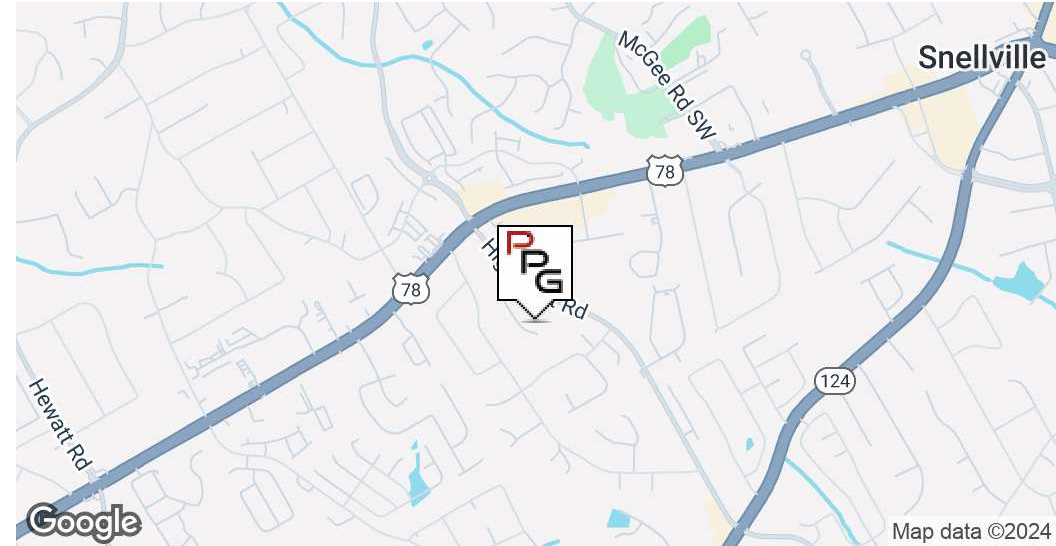
FOR SALE

Multifamily Property :

3282 HIGHPOINT CT, SNELLVILLE, GA 30078

3282 HIGHPOINT CT

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OFFERING SUMMARY

Sale Price:	\$825,000
Building Size:	4,464 SF
Lot Size:	25,470 SF
Number of Units:	4
Price / SF:	\$184.81
Cap Rate:	8.7%
Year Built:	1983
Zoning:	RM

PROPERTY OVERVIEW

Property Highlights:

-4 Separate Units

Each unit features: 2 Bedrooms | 1.5 Bathrooms | Bright living room, fully equipped kitchen, and dining area | Spacious bedrooms upstairs and convenient half-bath on the main level.

-Well-Maintained and Move-In Ready

-Shared Driveway Parking for Residents

-Prime Location

Peaceful neighborhood | Close to local shops, public transportation, and major roads

PROPERTY HIGHLIGHTS

- - 4,464 SF building with 4 units
- - Built in 1983
- - Zoned RM for multifamily development
- - Located in the desirable Snellville area

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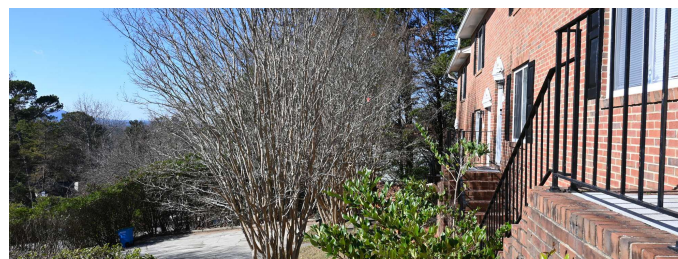
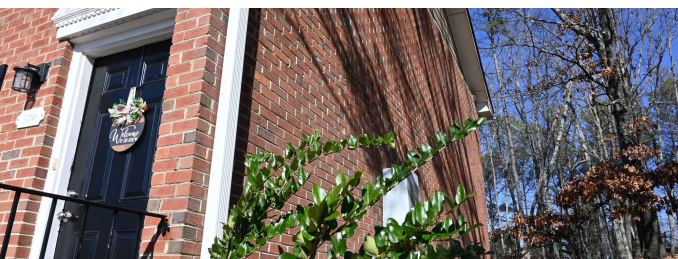
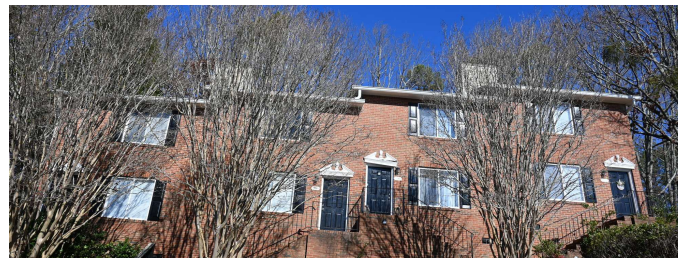
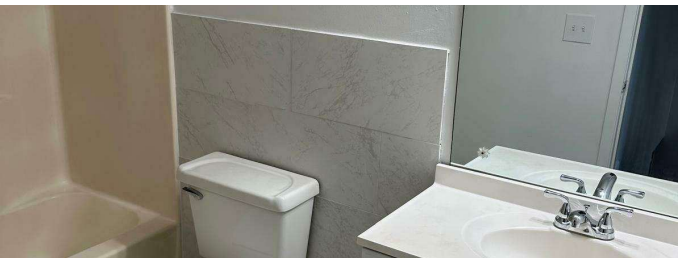
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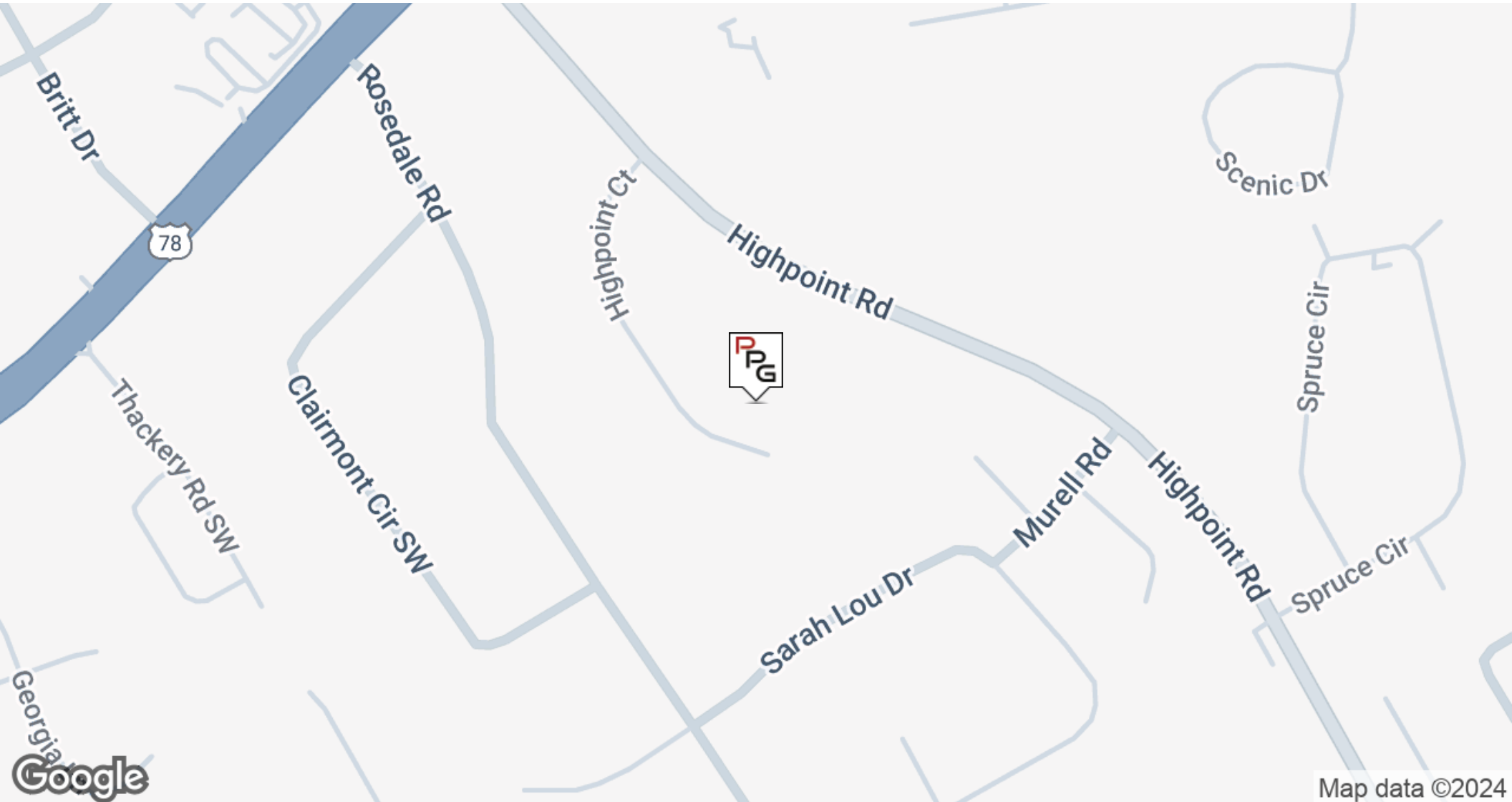
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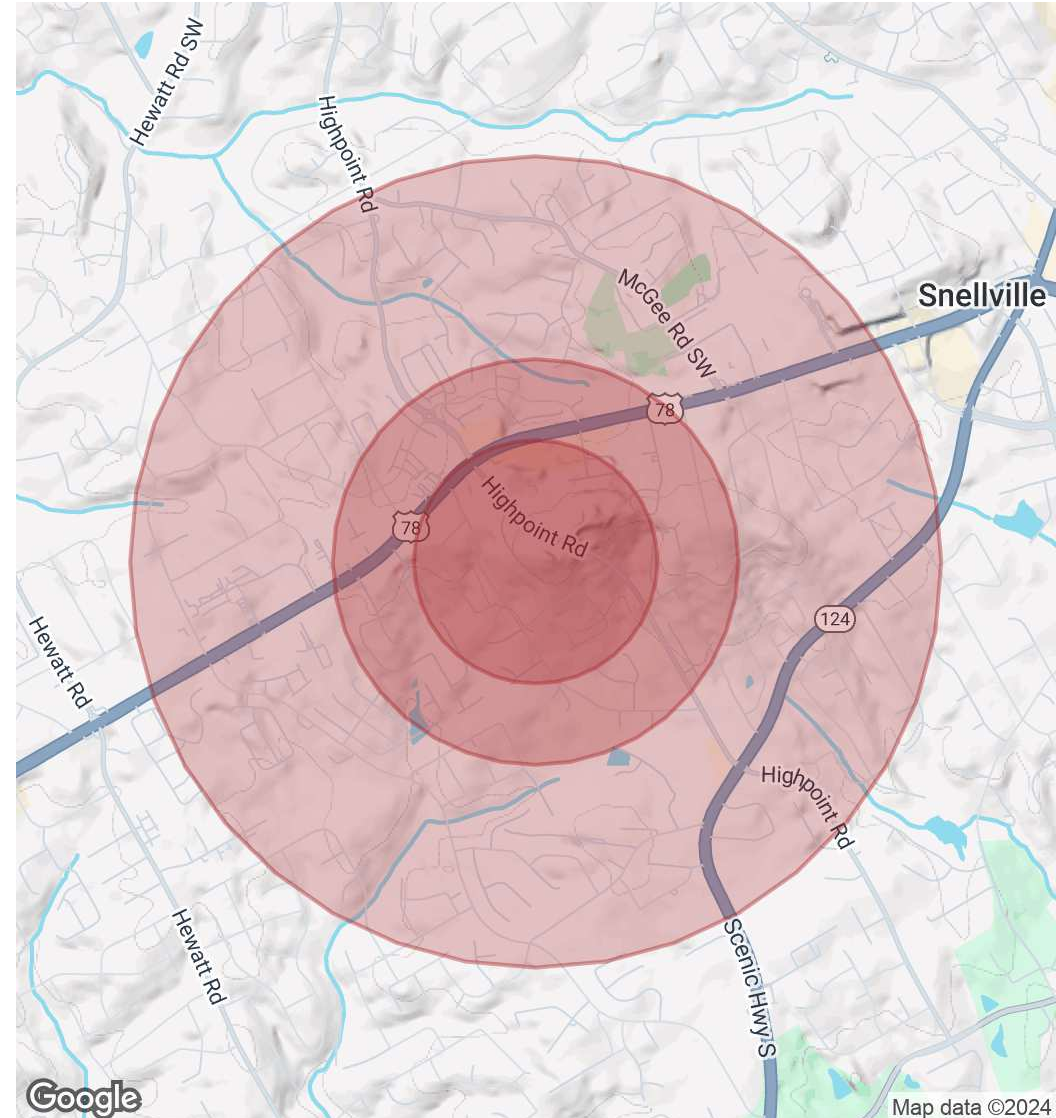
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,256	3,019	9,011
Average Age	36	36	37
Average Age (Male)	34	35	35
Average Age (Female)	37	38	39

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	463	1,044	2,957
# of Persons per HH	2.7	2.9	3
Average HH Income	\$69,335	\$77,495	\$85,091
Average House Value	\$324,620	\$334,949	\$334,794

Demographics data derived from AlphaMap



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