

## Car Dealership on Browns Bridge Rd

2350 Browns Bridge Rd Gainesville, GA 30504



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### Property address

2350 Browns Bridge Rd,  
Gainesville, GA, 30504

### Building Sq.Ft. (+/-)

Dealership Bldg.: 22,943  
Body Shop: 7,660  
Paint Shop: 5,040  
Car Wash/Detail Bldg.: 2,250  
Oil Change: 1,790  
Detail Shop: 5,800

### Year Built

1978

### Lot Size

10.03 (+/-) Acres

### Property Highlights

- 10.03 ± Acre Site
- 27,000 VPD
- Ample Parking
- Great Visibility
- A portion of the site is leased to two tenants on a month-to-month basis. Inquire for further details

### Get more information

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## Executive Summary

This 10.03± acre commercial property, located along Browns Bridge Road in Gainesville, GA, offers a prime opportunity for redevelopment or continued automotive use. The site features six buildings totaling approximately 45,523± square feet, including a main dealership facility, body and paint shops, detail and wash bays, and service areas.

Positioned within the City of Gainesville, the property benefits from full utility access, ample paved parking, and excellent visibility along one of Gainesville's primary commercial corridors—seeing over 27,000 vehicles per day. The property's size, accessibility, and existing infrastructure make it an ideal candidate for retail, industrial, or mixed commercial users.

With strong surrounding demographics, proximity to established retail and service uses, and favorable zoning, this property presents an exceptional opportunity to acquire a high-visibility, fully improved site in a thriving Northeast Georgia market.

**BUILDING A:** Main dealership building totaling 22,932 SF, including fully furnished service department.

**BUILDING B:** Storage building totaling 2,250 SF located behind main dealership building.

**BUILDING C:** Photo Bay building totaling 5,040 SF used for taking photos of washed/detailed cars.

**BUILDING D:** 5,800 SF building used for wholesale parts storage.

**BUILDING E:** Detail/Reconditioning shop totaling 7,660 SF.

**BUILDING F:** Quick lube building totaling 1,790 SF.

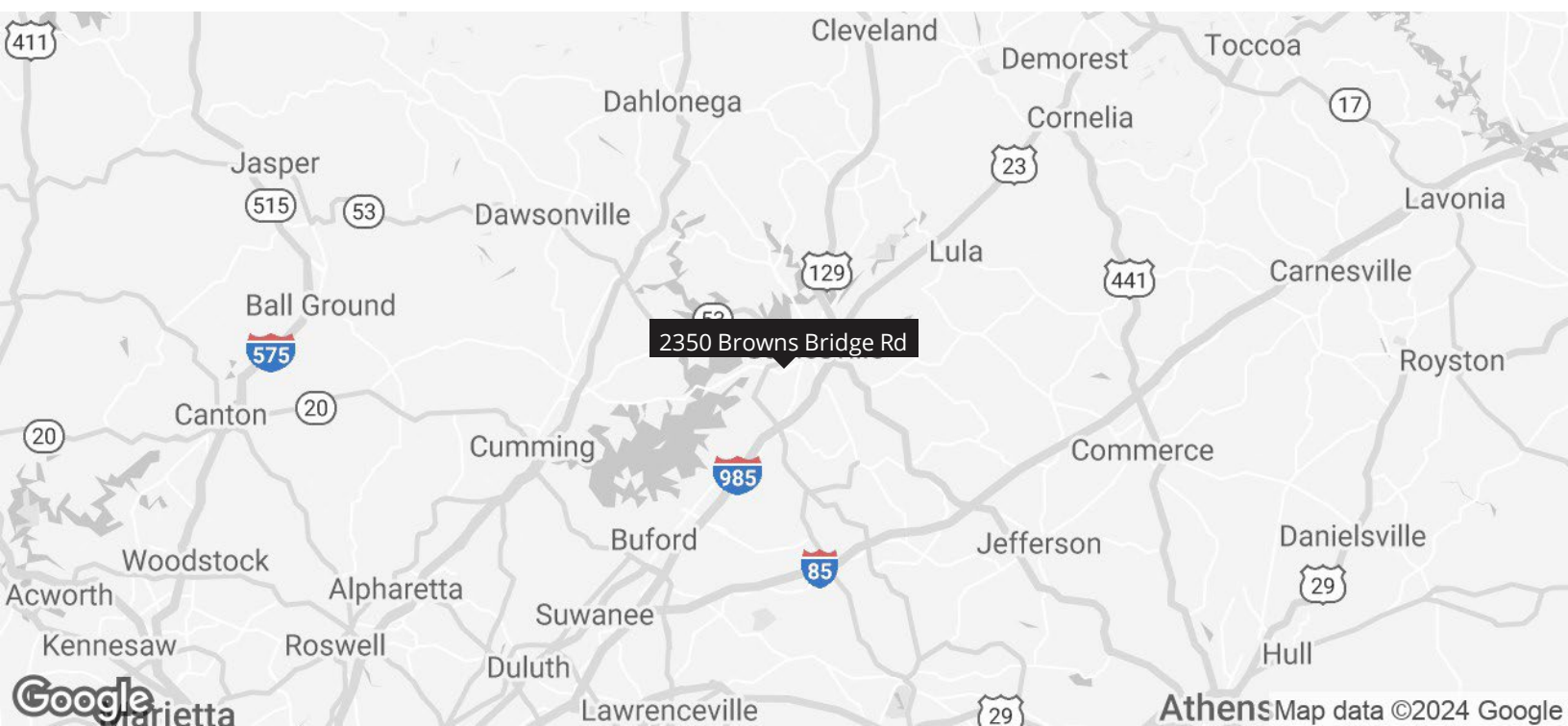


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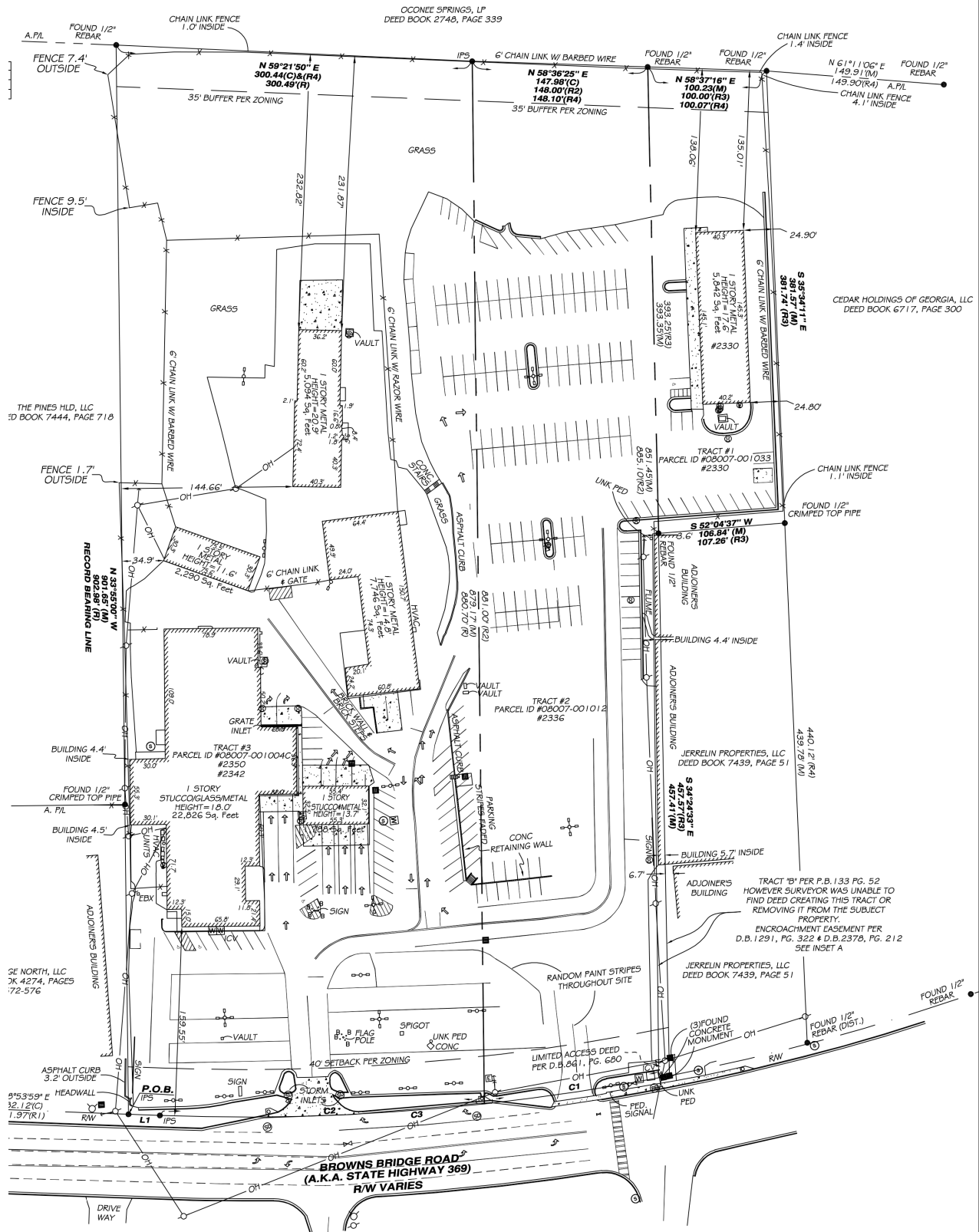
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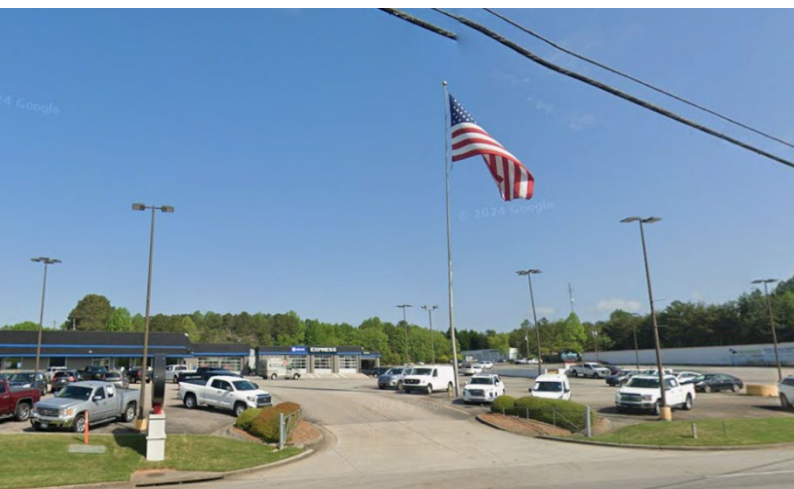
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## Site Photos

2350 Browns Bridge Rd



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	1 miles	3 miles	5 miles
Total Current Population	8,143	41,954	79,654
Population Growth Rate	-2.1%	2.5%	5.6%
Median Household Income	\$56,975	\$65,382	\$68,146
Millennial Population	4,468	19,340	34,322
Millennial Population (%)	54.9%	46.1%	43.1%
Median Age	27.26	31.19	34.42
Bachelor's Degree or More	642	9,592	22,308
Bachelor's Degree or More (%)	6.3%	19.0%	22.9%
Total Education	10,122	50,480	97,470
Total Employees	6,897	40,168	56,749
White Collar Employees	5,146	26,368	36,437
White Collar Employees (%)	74.6%	65.6%	64.2%
Blue Collar Employees	1,751	13,800	20,312
Blue Collar Employees (%)	25.4%	34.4%	35.8%
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# Let's talk.

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