

HIGHGARDEN APARTMENTS

2825 GORDON HIGHWAY - AUGUSTA, GA 30909

SALE

Highgarden Apartments

2825 GORDON HIGHWAY

Augusta, GA 30909

PRESENTED BY:

DAMIEN LANCIOS, CCIM

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To the extent Owner or any agent of Owner corresponds with any prospective purchaser, any prospective purchaser should not rely on any such correspondence or statements as binding Owner. Only a fully executed Real Estate Purchase Agreement shall bind the property and each prospective purchaser proceeds at its own risk.

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PROPERTY SUMMARY

HIGHGARDEN APARTMENTS

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OFFERING SUMMARY

SALE PRICE:	\$4,000,000
LOT SIZE:	20.33 Acres

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PROPERTY DESCRIPTION

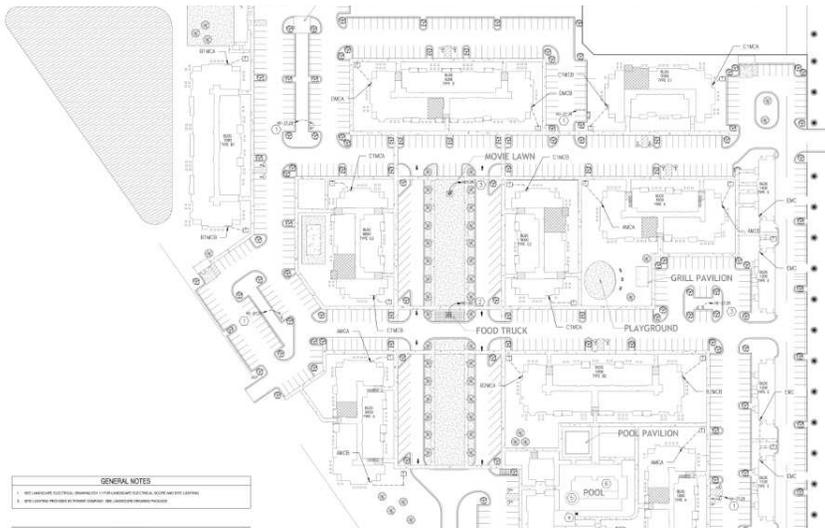
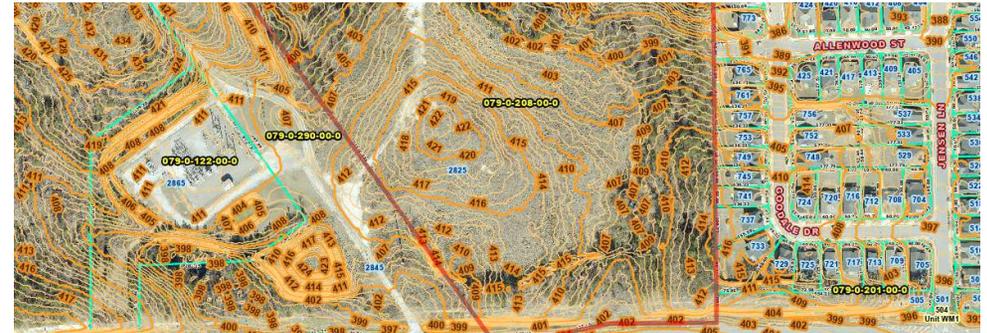
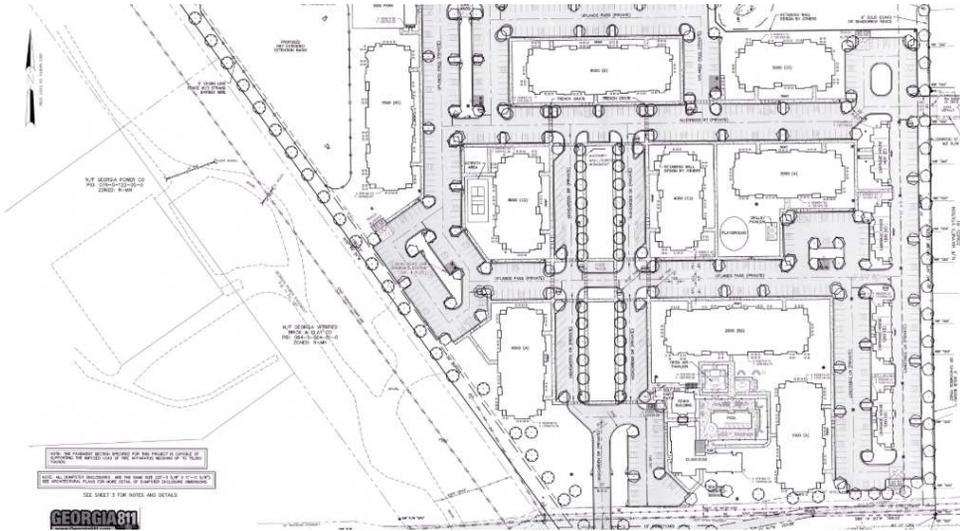
The site has been approved, designed, and engineered for 347 Units on 20.33 acres. The project consists of nine residential buildings, four carriage house buildings and one mixed use leasing/amenity building. Parking is open and on grade, an additional maintenance building, grill pavilion, pool pavilion, car wash and trash enclosure falls within the design scope of Highgarden Apartments.

PROPERTY HIGHLIGHTS

- Zoned R3-B
- 347 Units
- Strategic Augusta location
- Versatile investment opportunity

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ADDITIONAL PHOTOS

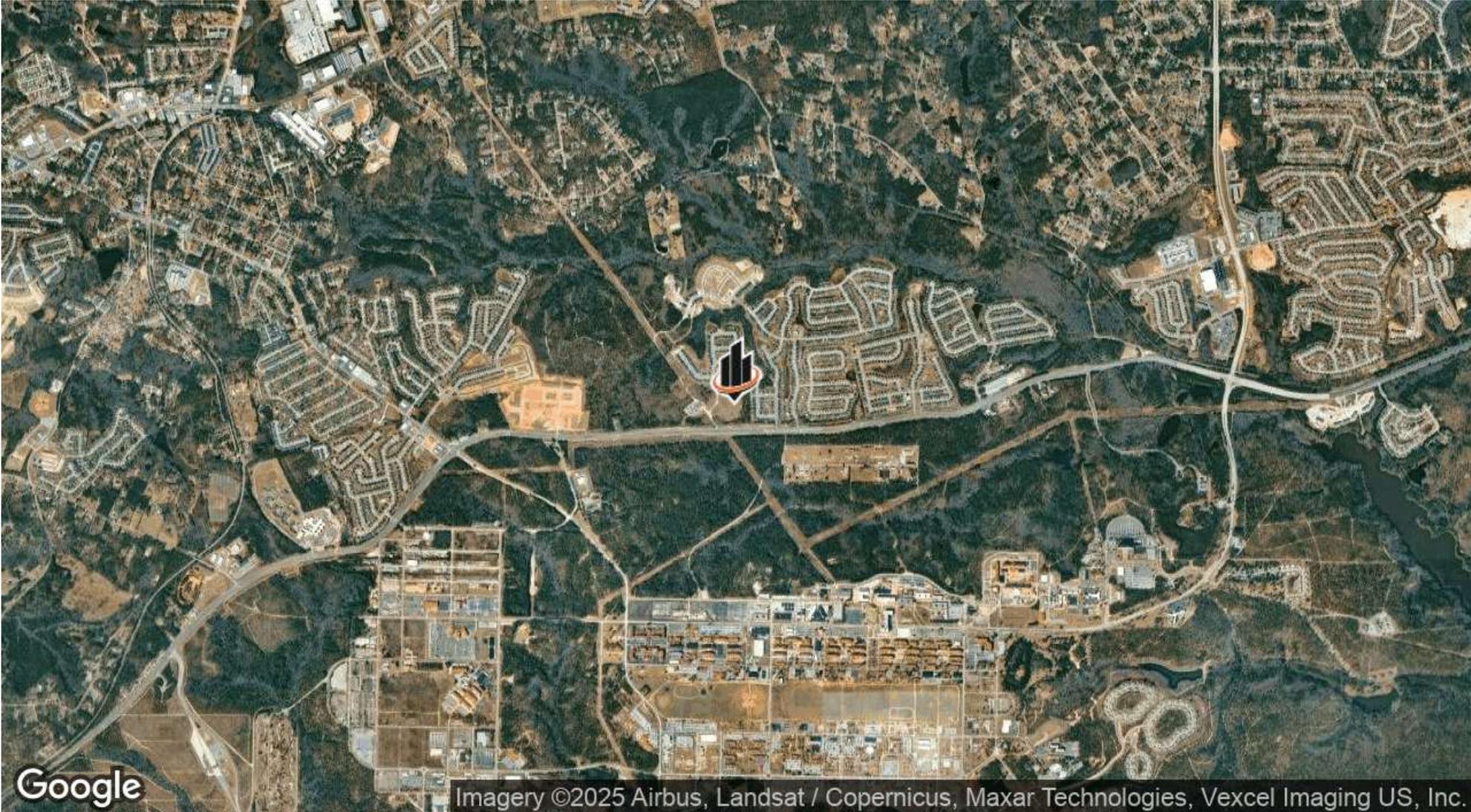


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LOCATION MAP



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ADVISOR BIO 1



DAMIEN LANCLOS, CCIM

Managing Director

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PROFESSIONAL BACKGROUND

Damien Lanclos, CCIM serves as Managing Director of SVN / KD Lanclos & Associates LLC and specializes in the sale and leasing of office, retail, land and multifamily properties in the CSRA.

Prior to commercial real estate, Lanclos worked in the medical sales industry where he was quickly promoted to manage his firm's international operation in Europe. His focus involved working with medical diagnostic and surgical products, providing marketing and sales direction and oversight. After living abroad for several years, Lanclos moved back to the U.S. and entered the pharmaceutical industry, ultimately being promoted to the position of National Account Executive while at Johnson & Johnson.

Since founding SVN | KD Lanclos & Associates in 2013, Lanclos has exceeded over \$100 million in transaction volume and is a continued recipient of the SVN President's Circle Award in recognition of outstanding sales. Lanclos is consistently ranked in the Top 50 Producers in the Nation of completed transactions at SVN. In 2017, Lanclos was inducted into the Atlanta Commercial Board of Realtors Million Dollar Club.

Lanclos earned a Bachelor of Arts in English from the University of Georgia. In his free time Lanclos enjoys spending time with his family and fishing the Southwest

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