



Forest Pkwy

GA - 85

5410 GA HIGHWAY 85 FOREST PARK, GA 30297

Land For Sale
3.96+/- Acres Industrial Outside Storage

TOMMY BARROW

Advisor

210.394.9943

tbarrow@kingindustrial.com

BRYAN MARSHBURN, SIOR, CCIM

Senior Vice President

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Realty, Inc.*

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FOR SALE
3.96+/- IOS ACRES

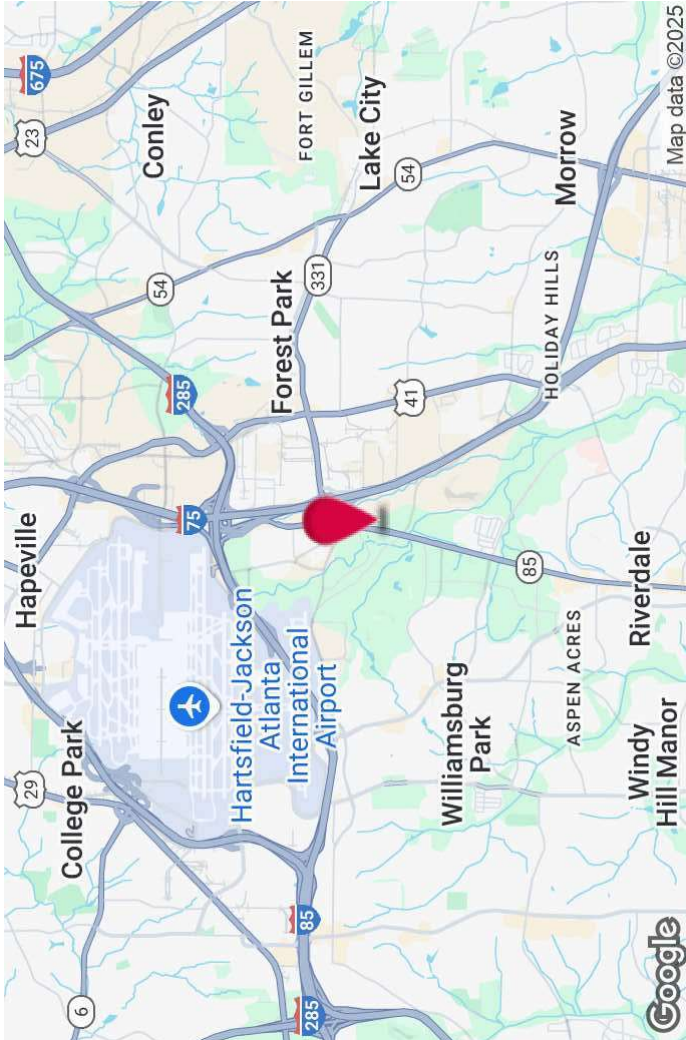


PROPERTY HIGHLIGHTS

- Infill Industrial Outside Storage (IOS) Site
- LPD (Land Disturbance Permit) Approved
- Plans approved for 66 Trailer Spaces and 5,600+/- SF Maintenance Facility
- 0.7+/- Miles to Hartsfield-Jackson International Airport (ATL)
- 2+/- Miles to I-75
- 3+/- Miles to I-285
- 241+/- Miles to the Port of Savannah

OFFERING SUMMARY

Lot Size:	3.96 Acres
Zoning:	HI



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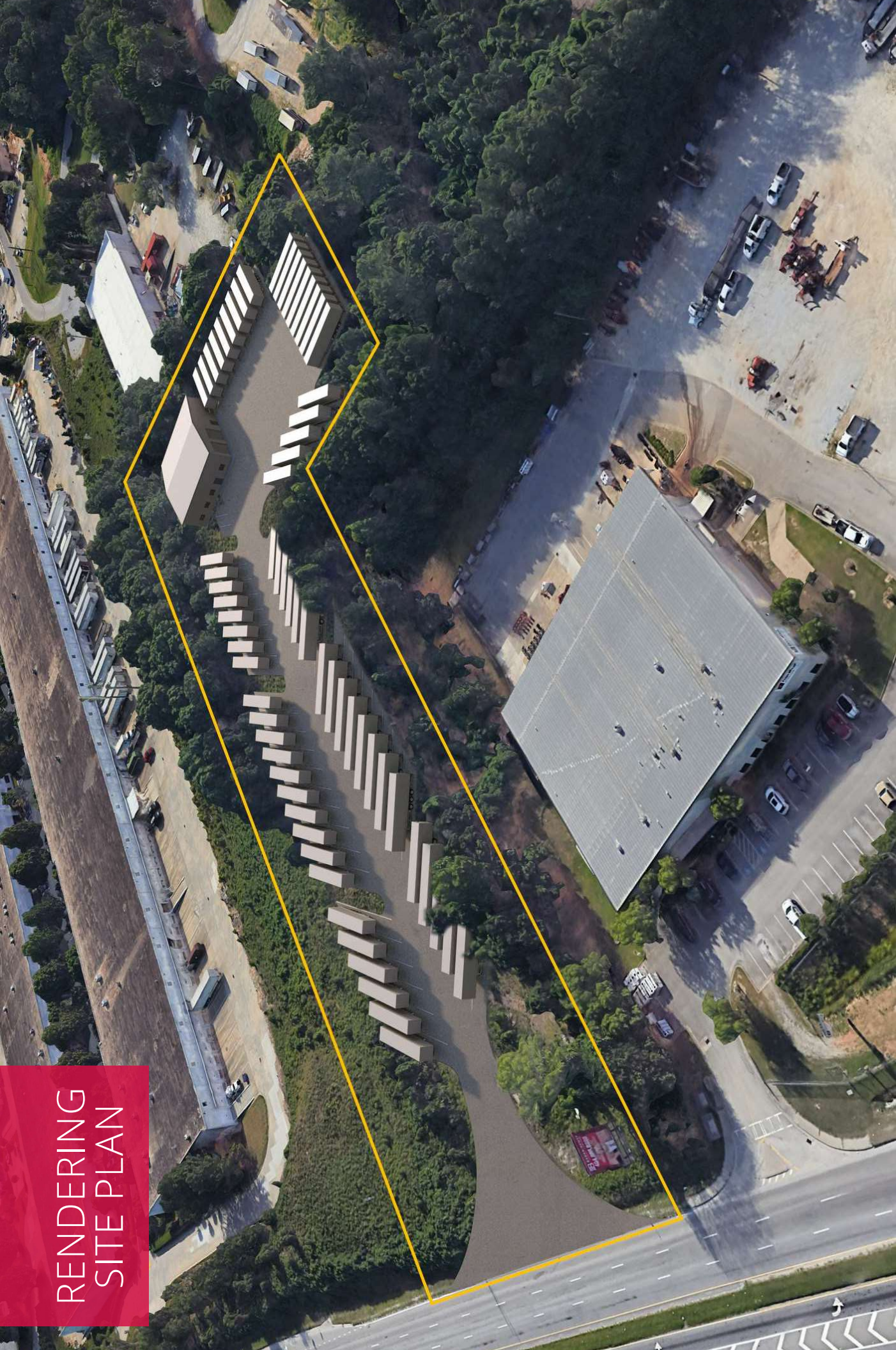
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RENDERING SITE PLAN



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SITE PLAN



350 Airport Road Griffin, Georgia 30224
Phone (770) 412-7700 www.pcgeng.com

SITE DEVELOPMENT PLANS FOR
BULK HAULERS
5410 HIGHWAY 85
LOCATED IN LAND LOT 86 OF THE 13TH DISTRICT, CLAYTON COUNTY, GA

The client acknowledges that this document is for informational purposes only and is not intended to be used for any other purpose. The client understands that this document is not a contract and that it is subject to change without notice. The client agrees to hold the engineer harmless for any claims, damages, or losses arising out of or in connection with the use of this document for any purpose other than that for which it was prepared.

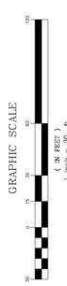
SHEET: SITE DEVELOPMENT PLAN
LIC # FFD04167



Project No.:
Issue Date:
Checked By:
Date:
CNP
4
SHEET 4 OF 38

No.	Revisions	Date
1.	REVISION PER COUNTY COMMENTS	8/23/2023
2.	REVISION PER COUNTY COMMENTS	9/18/2023

SITE DEVELOPMENT PLAN



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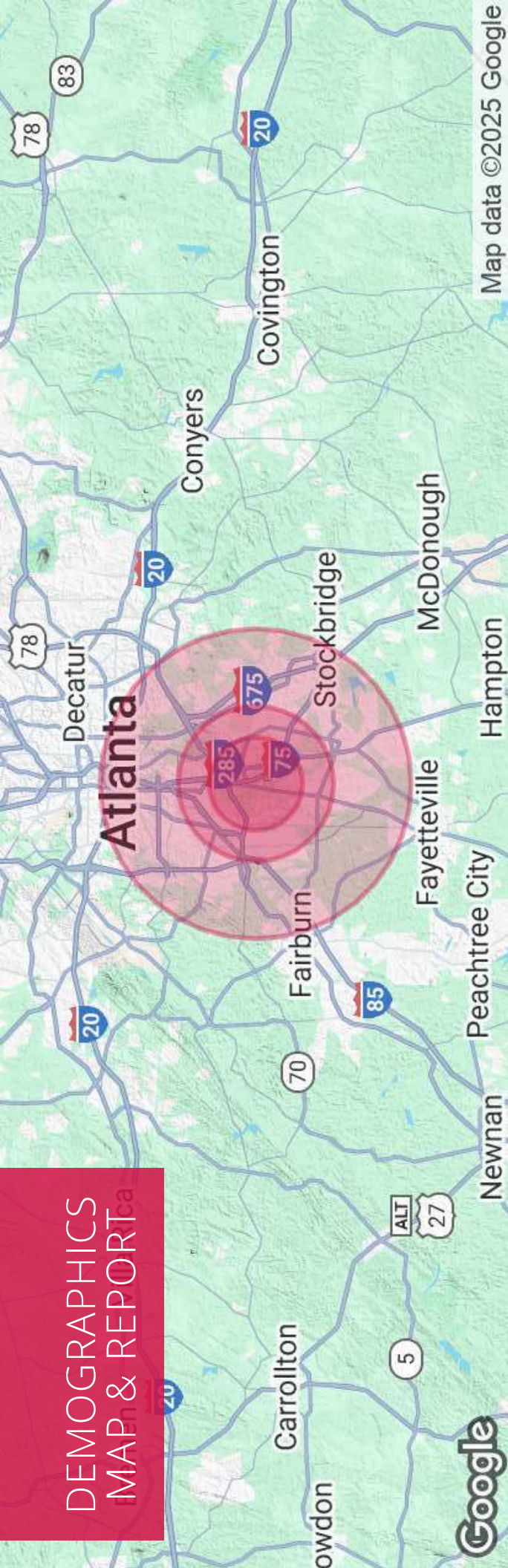
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DEMOGRAPHICS
MAP & REPORT



Map data ©2025 Google

POPULATION

	3 MILES	5 MILES	10 MILES
Total Population	65,911	172,499	679,868
Average Age	36	37	38
Average Age (Male)	35	35	36
Average Age (Female)	37	38	39

HOUSEHOLDS & INCOME

	3 MILES	5 MILES	10 MILES
Total Households	25,380	64,926	262,060
# of Persons per HH	2.6	2.7	2.6
Average HH Income	\$60,913	\$65,756	\$79,802
Average House Value	\$168,237	\$210,316	\$297,400

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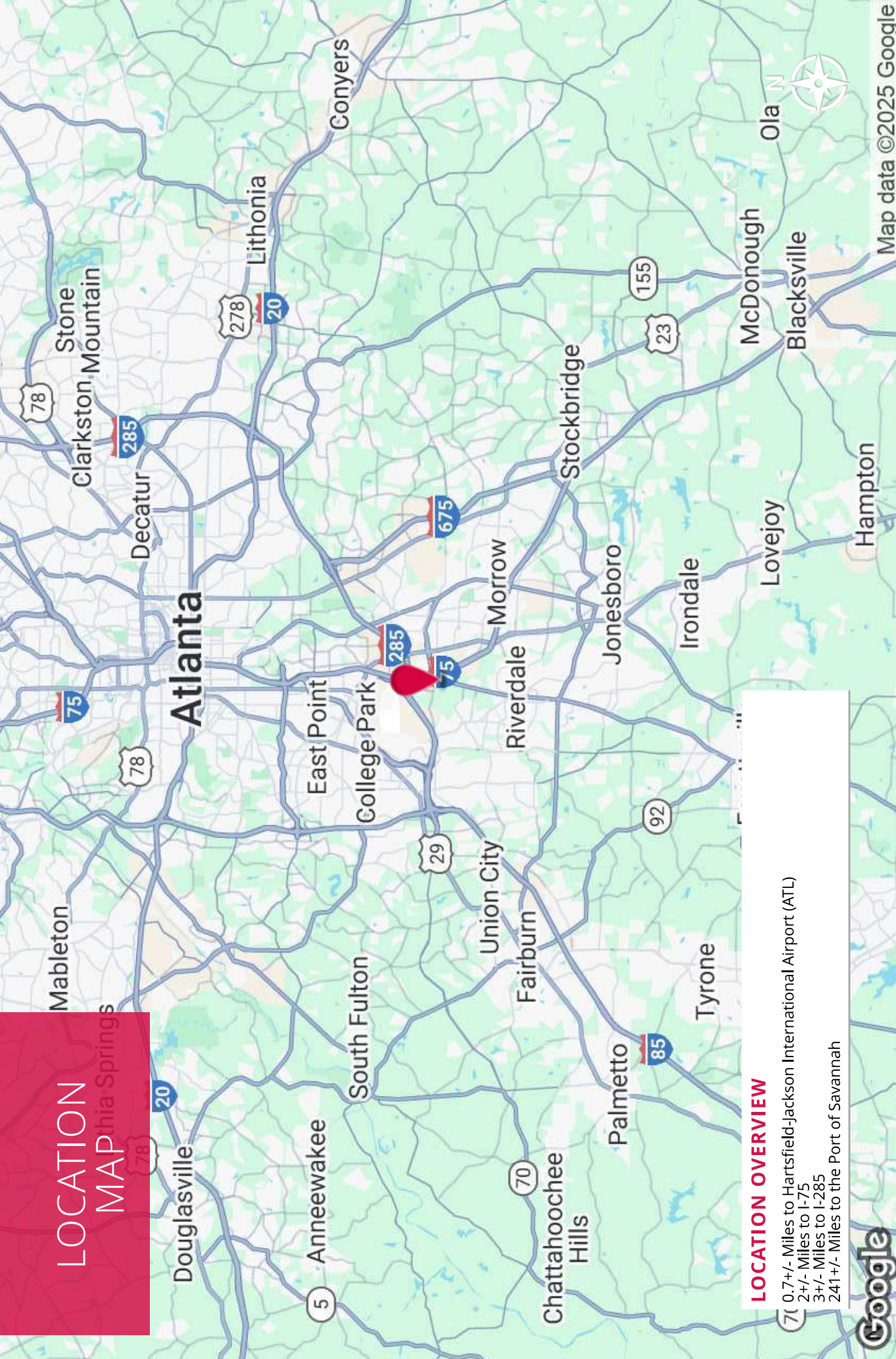
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LOCATION MAP



LOCATION OVERVIEW

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EXCLUSIVELY LISTED BY:

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