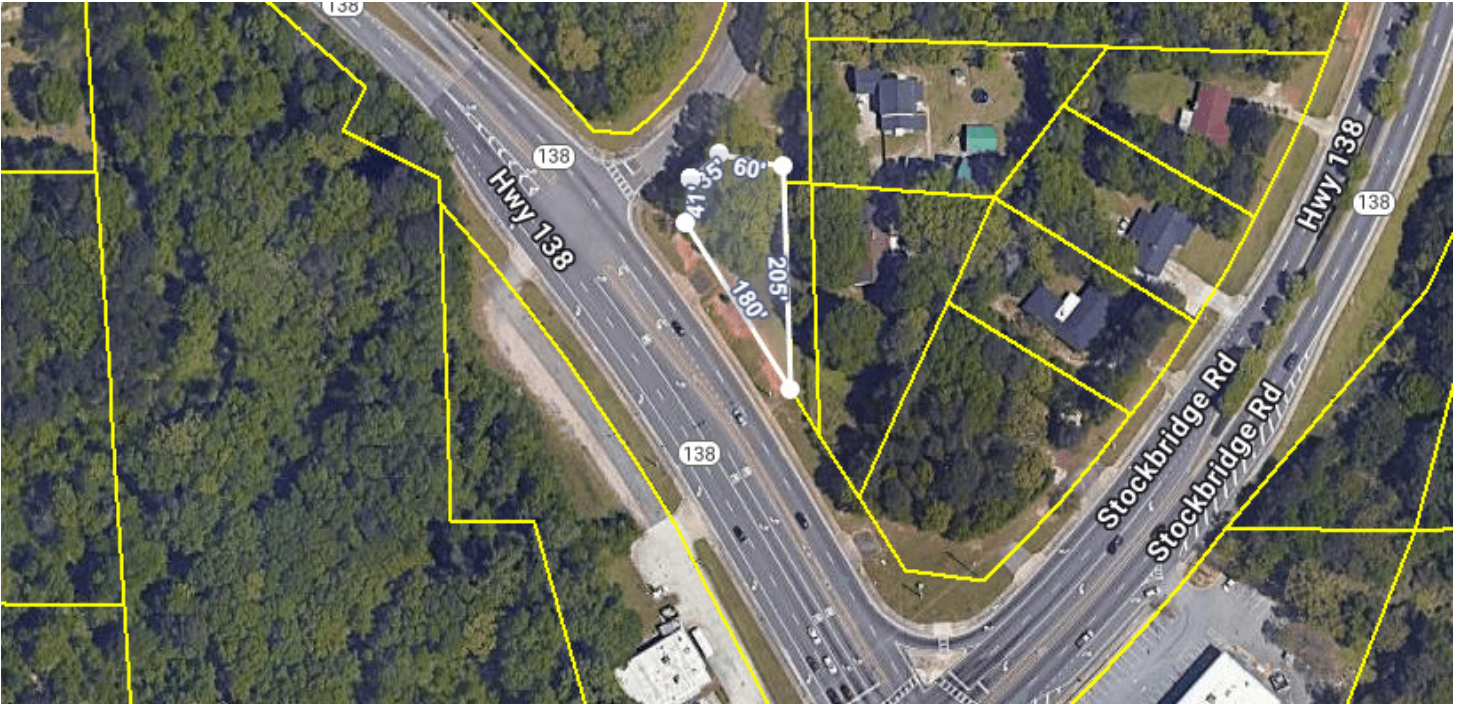


# SALE

## 1633 GA HWY-138

1633 Highway 138 Jonesboro, GA 30236



### PROPERTY DESCRIPTION

This is a great property for an small retail, medical office or a restaurant, such as coffee shop , take out Pizza restaurant. It is partially wooded with a gentle slop toward the HWY-138. The property comes with one curb-cut and a median-cut. It has access to all major utilities and sewer .

### PROPERTY HIGHLIGHTS

- The site is partially wooded with a gentle slope toward Highway 138. Its excellent visibility (180 feet frontage on HWY-138 and 76 feet on Bamby LN) and accessibility make it an ideal location for a small retail business, medical office, or restaurant—such as a coffee shop or takeout pizza restaurant. The property is also near several parks, schools, and residential communities, adding to its commercial appeal.

### OFFERING SUMMARY

|             |            |
|-------------|------------|
| Sale Price: | \$75,000   |
| Lot Size:   | 0.25 Acres |

| DEMOGRAPHICS      | 0.3 MILES | 0.5 MILES | 1 MILE   |
|-------------------|-----------|-----------|----------|
| Total Households  | 180       | 456       | 2,555    |
| Total Population  | 445       | 1,136     | 6,455    |
| Average HH Income | \$69,213  | \$68,142  | \$65,502 |

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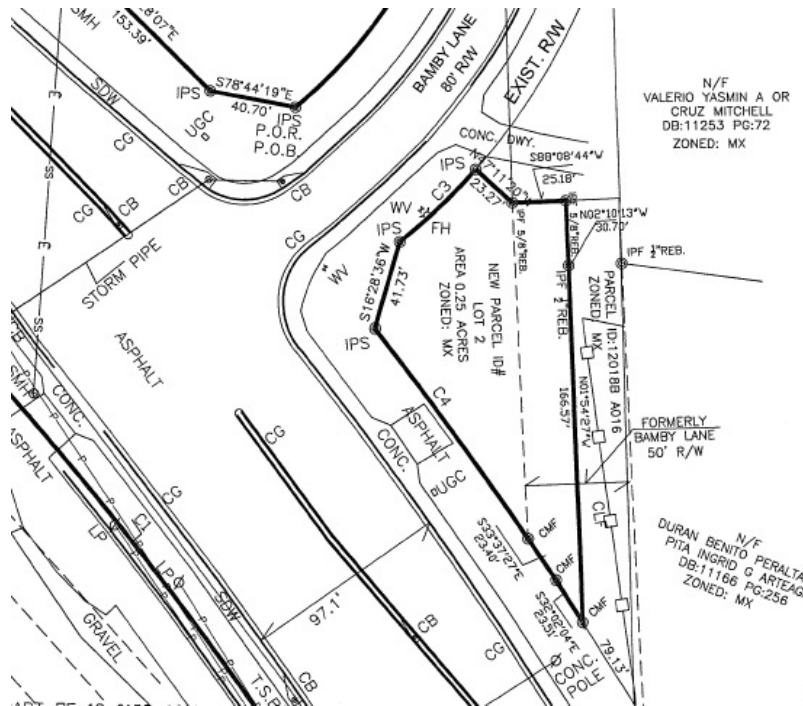


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BULLARD

# SALE

## 1633 GA HWY-138

1633 Highway 138 Jonesboro, GA 30236



# OF LOTS 1 | TOTAL LOT SIZE - | TOTAL LOT PRICE - | BEST USE RETAIL, OFFICE, RESTAURANT

| STATUS | LOT # | ADDRESS | APN | SUB-TYPE | SIZE | PRICE | ZONING |
|--------|-------|---------|-----|----------|------|-------|--------|
|--------|-------|---------|-----|----------|------|-------|--------|

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# SALE

## 1633 GA HWY-138

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# SALE

## 1633 GA HWY-138

1633 Highway 138 Jonesboro, GA 30236

### SALE PRICE

**\$75,000**

### LOCATION INFORMATION

|                  |                          |
|------------------|--------------------------|
| Building Name    | 1633 GA HWY-138          |
| Street Address   | 1633 Highway 138         |
| City, State, Zip | Jonesboro, GA 30236      |
| County           | Clayton County           |
| Market           | Clayton County           |
| Sub-market       | Jonesboro/Clayton COutny |
| Cross-Streets    | Highway 138              |

### BUILDING INFORMATION

|                |                            |
|----------------|----------------------------|
| Number of Lots | 1                          |
| Best Use       | Retail, office, restaurant |

### PROPERTY INFORMATION

|                  |                    |
|------------------|--------------------|
| Property Type    | Mixed-use District |
| Property Subtype | Other              |
| Zoning           | Mixed-use District |
| Lot Size         | 0.25 Acres         |
| APN #            | 12018B A018        |

### PARKING & TRANSPORTATION

### UTILITIES & AMENITIES

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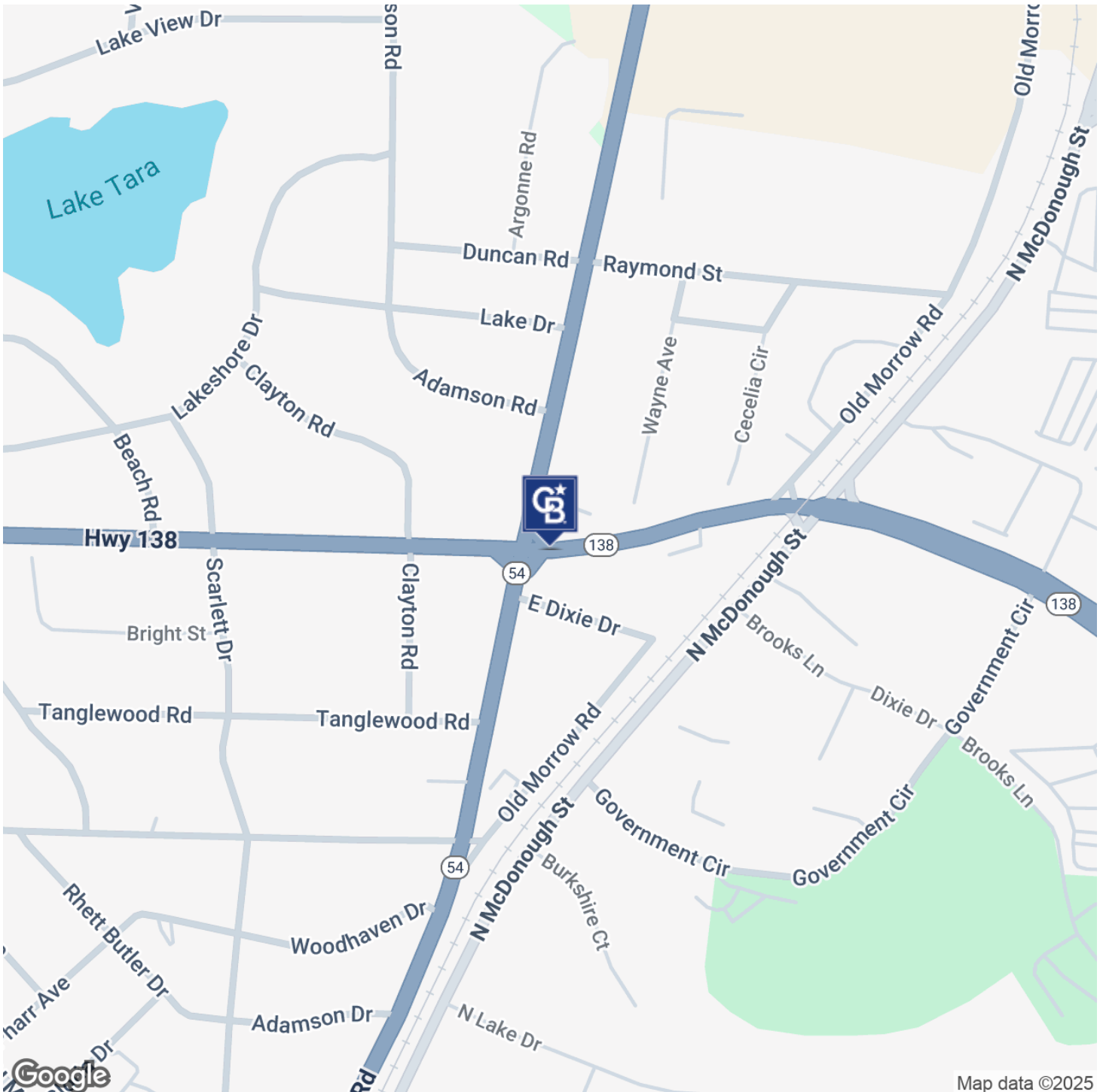


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# SALE

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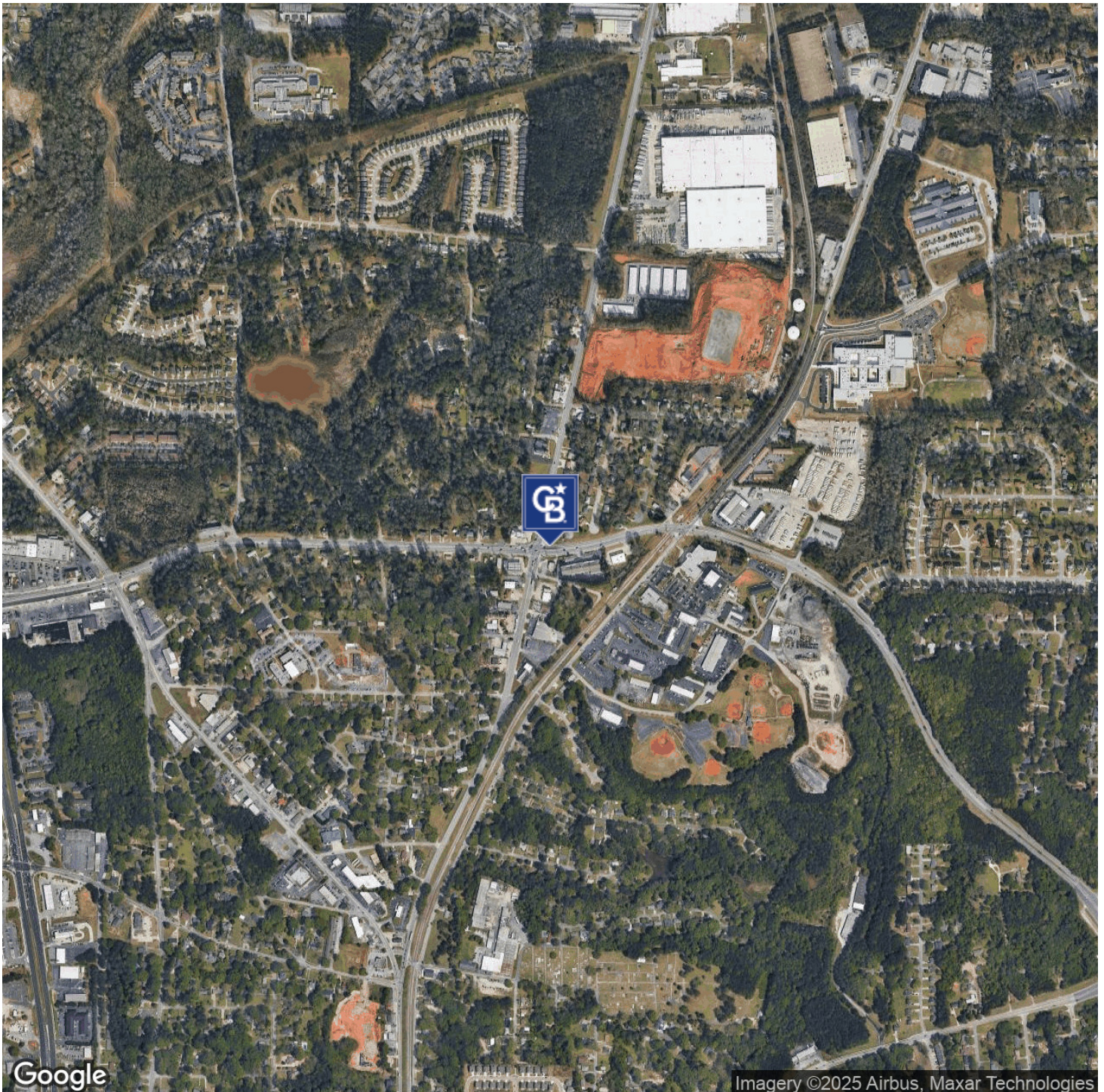
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# SALE

**1633 GA HWY-138**

1633 Highway 138 Jonesboro, GA 30236



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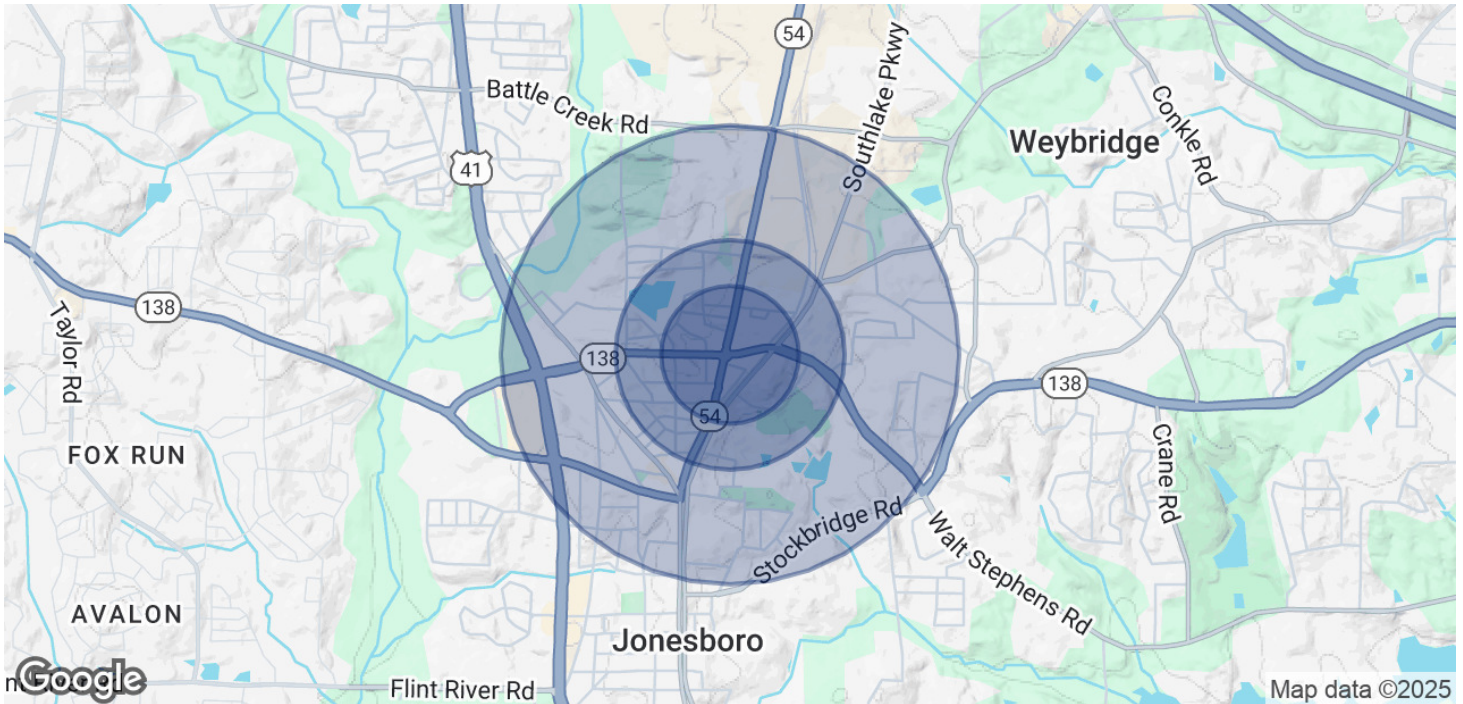
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# SALE

## 1633 GA HWY-138

1633 Highway 138 Jonesboro, GA 30236



### POPULATION

|                      | 0.3 MILES | 0.5 MILES | 1 MILE |
|----------------------|-----------|-----------|--------|
| Total Population     | 445       | 1,136     | 6,455  |
| Average Age          | 38        | 39        | 37     |
| Average Age (Male)   | 37        | 38        | 35     |
| Average Age (Female) | 40        | 40        | 39     |

### HOUSEHOLDS & INCOME

|                     | 0.3 MILES | 0.5 MILES | 1 MILE    |
|---------------------|-----------|-----------|-----------|
| Total Households    | 180       | 456       | 2,555     |
| # of Persons per HH | 2.5       | 2.5       | 2.5       |
| Average HH Income   | \$69,213  | \$68,142  | \$65,502  |
| Average House Value | \$180,222 | \$181,799 | \$193,432 |

Demographics data derived from AlphaMap

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