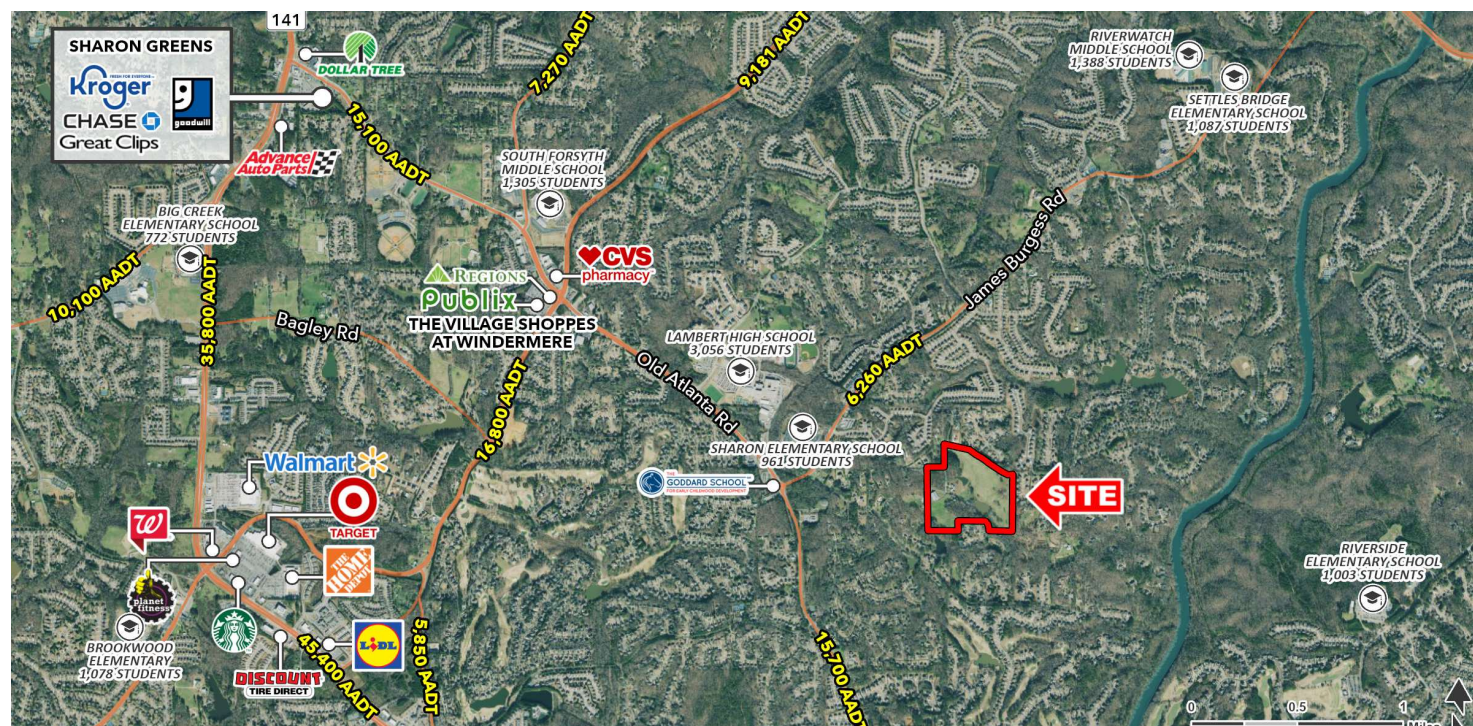


999 SETTLES RD

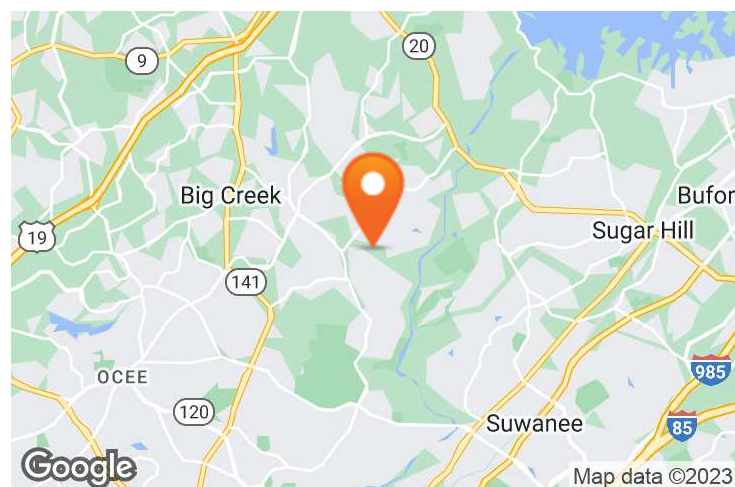
Suwanee, GA 30024

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Easy Access to Hwy 141/ Peachtree Pkwy & GA 400



PROPERTY HIGHLIGHTS

- ±56.59 acres of which owner will retain 8-10 acres with their personal residence & adjacent structures.
- \$160,000 Per Acre
- Property is gently rolling & includes two lakes.
- Setting is perfect for the development of estate homes.
- A1 (Agricultural)-Owner will sell contingent on rezoning to R-2

DEMOGRAPHICS

	0.25 MILES	0.5 MILES	1 MILE
Total Households	99	411	1,664
Total Population	323	1,312	5,404
Average HH Income	\$187,181	\$191,113	\$189,059

EXCLUSIVE AGENT(S)

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