



Rome By-Pass

Wayside Road, Rome, GA 30161



Amy McCoy

Toles, Temple & Wright Inc. Real Estate

611 Turner McCall Blvd NE, Rome, GA 30165

amy@ttwrome.com

(706) 291-0202

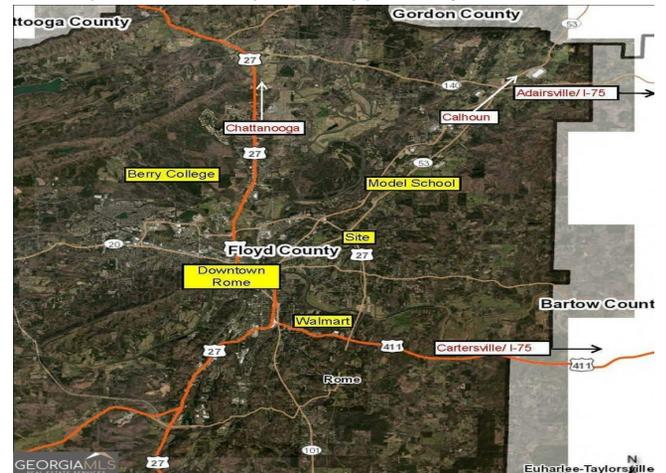


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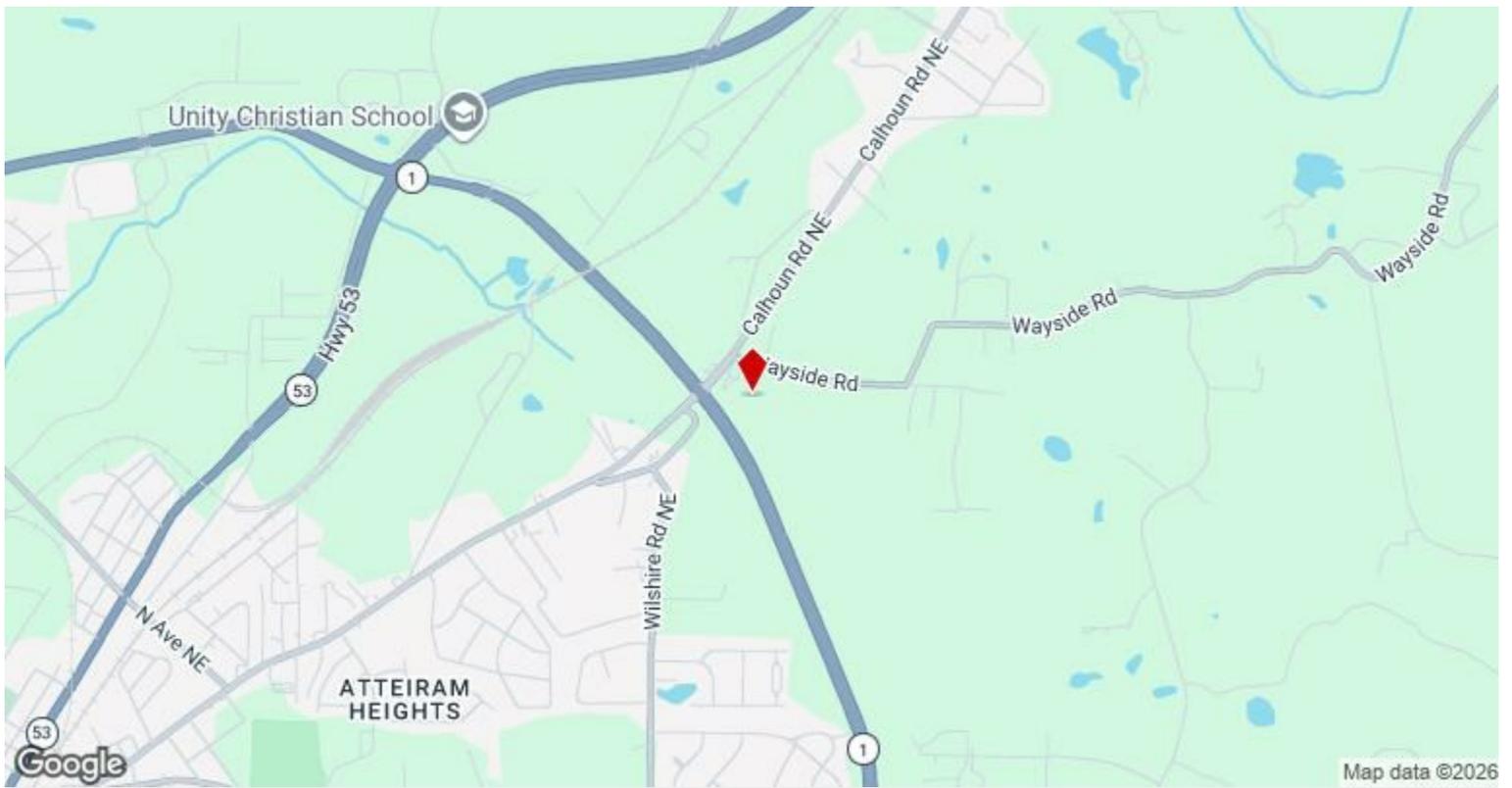
\$3,300,000

Exceptional Development Opportunity - Rome, GA
 Outstanding 30 acre level cleared tract located directly on the Rome By-Pass offering exceptional visibility, access, and development potential. This versatile tract offers strong potential for a wide range of uses including commercial, industrial, mixed-use, or multifamily/apartment development (subject to rezoning). The property features approximately 1,400 feet of frontage along the Rome By-Pass along with an additional 600 feet of frontage on Wayside Road, providing multiple access points and excellent site flexibility. With traffic counts averaging approximately 14,000 vehicles per day, the property offers outstanding exposure for future users. Strategically positioned just 3 miles from downtown Rome, the site provides convenient regional connectivity. It is located 1 mile from Hwy 53, 3.5 miles from Hwy 27, and 4.5 miles...

- 30 acre level cleared tract located directly on the Rome By-Pass
- Potential commercial, industrial, mixed-use, or multifamily/apartment development
- Exceptional Development Opportunity



Price:	\$3,300,000
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	
Sale Type:	Investment or Owner User
Total Lot Size:	30.00 AC
No. Lots:	1
Zoning Description:	C-C & S-R
APN / Parcel ID:	K13W 110 & K13W-112



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Property Photos



Property Photos



Property Photos



Property Photos

