



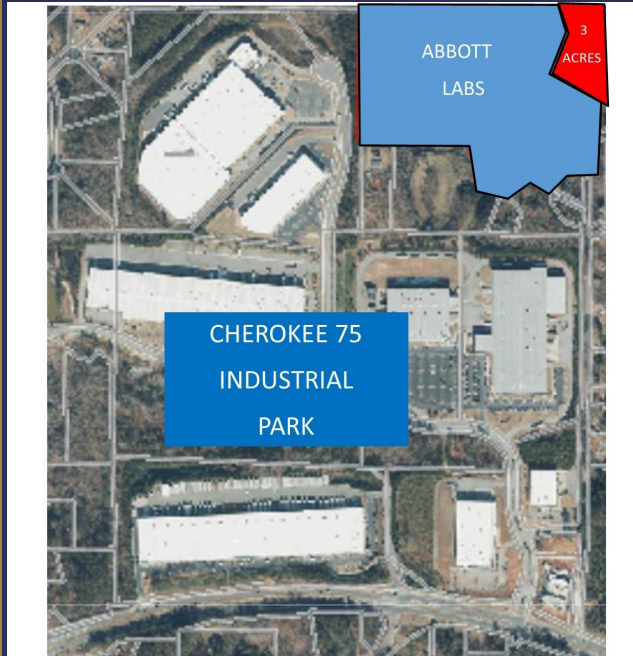
COMMERCIAL EXPERTS, INC.

Professional Representation for Commercial Property Owners and Users

Industrial Land by Abbott Labs

6296 James Dupree Lane Acworth, GA 30102

- Retail Centers
- Industrial Property
- Office Space
- Multi-Family
- Land Development
- Investment Properties
- 1031 Exchange
- Property Management
- Business Brokerage
- Mergers & Acquisitions
- Business Valuations



PROPERTY HIGHLIGHTS

- 3 acres of Industrial Land
- Adjacent to Cherokee 75 Industrial Park
- 2 miles from I-75
- Future Use is Industrial
- Opportunity Zone
- Tax Credits



Commercial Experts, Inc.
 2205 Riverstone Blvd. #253
 Canton, GA. 30114
 678-493-8000

Tom Crumpton, CCIM
 404-423-8049
 tom@commercialexpertsinc.com
 www.commercialexpertsinc.com



TABLE OF CONTENTS

Thomas Crumpton
President
(470) 297-6800
tom@businessacquisition.com

Property Summary	3
Topo	4
Flood Map	5
Regional Map	6
Location Maps	7



Property Summary

Industrial Land

6296 James Dupree Lane Acworth, GA 30102



Property Summary

Lot Size:	3 ACRES
Price:	575,000
Type:	Industrial

Property Overview

3.1 acres of land immediately adjacent to the Cherokee 75 Industrial Park. The future use plan has this as Industrial, the same as the park.

The Terrain is similar to the 100-acre Industrial Park already developed, and all utilities are close by.

Location Overview

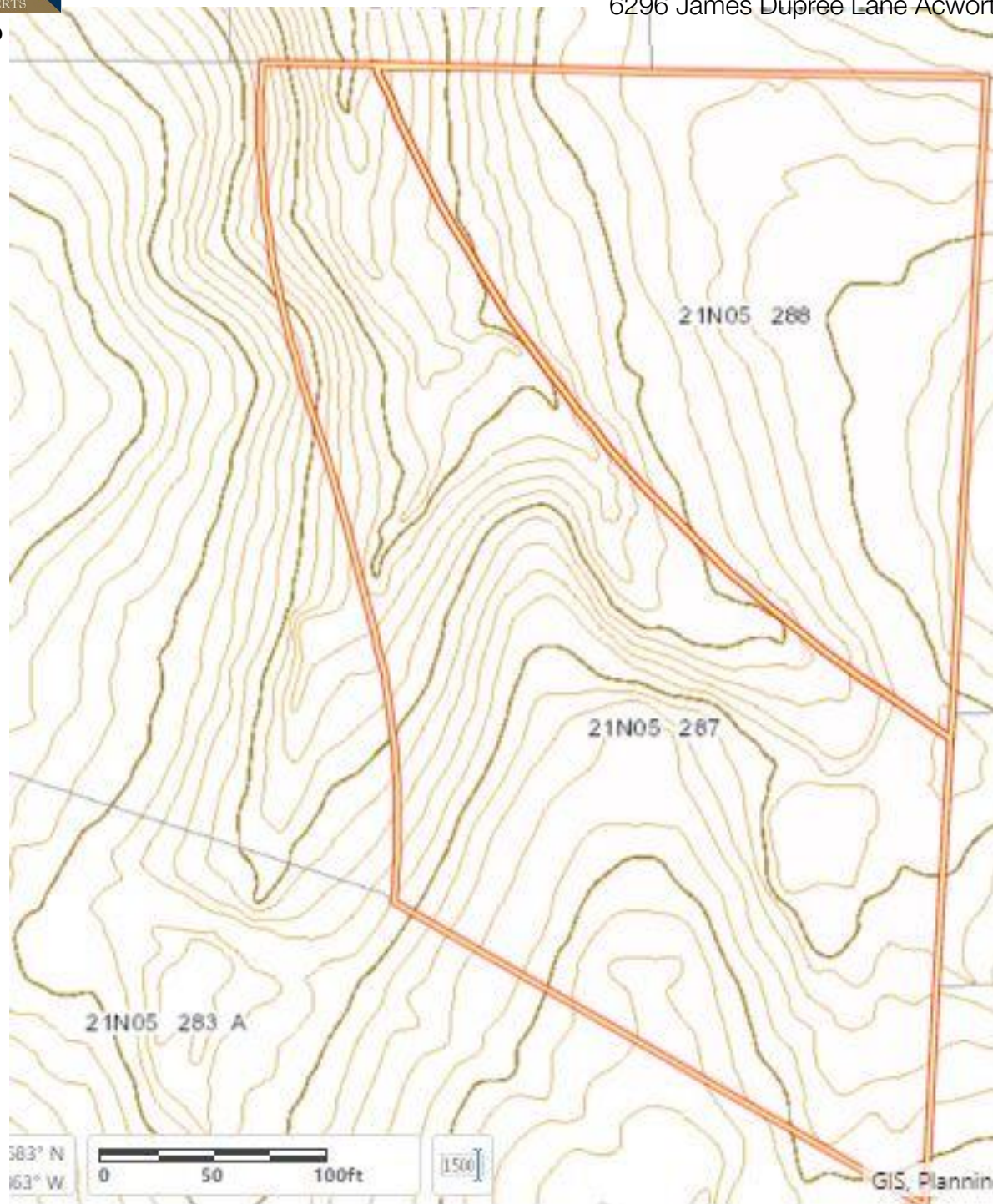
The location is less than 2 miles from Interstate 75



Industrial Land

6296 James Dupree Lane Acworth, GA 30102

Topo

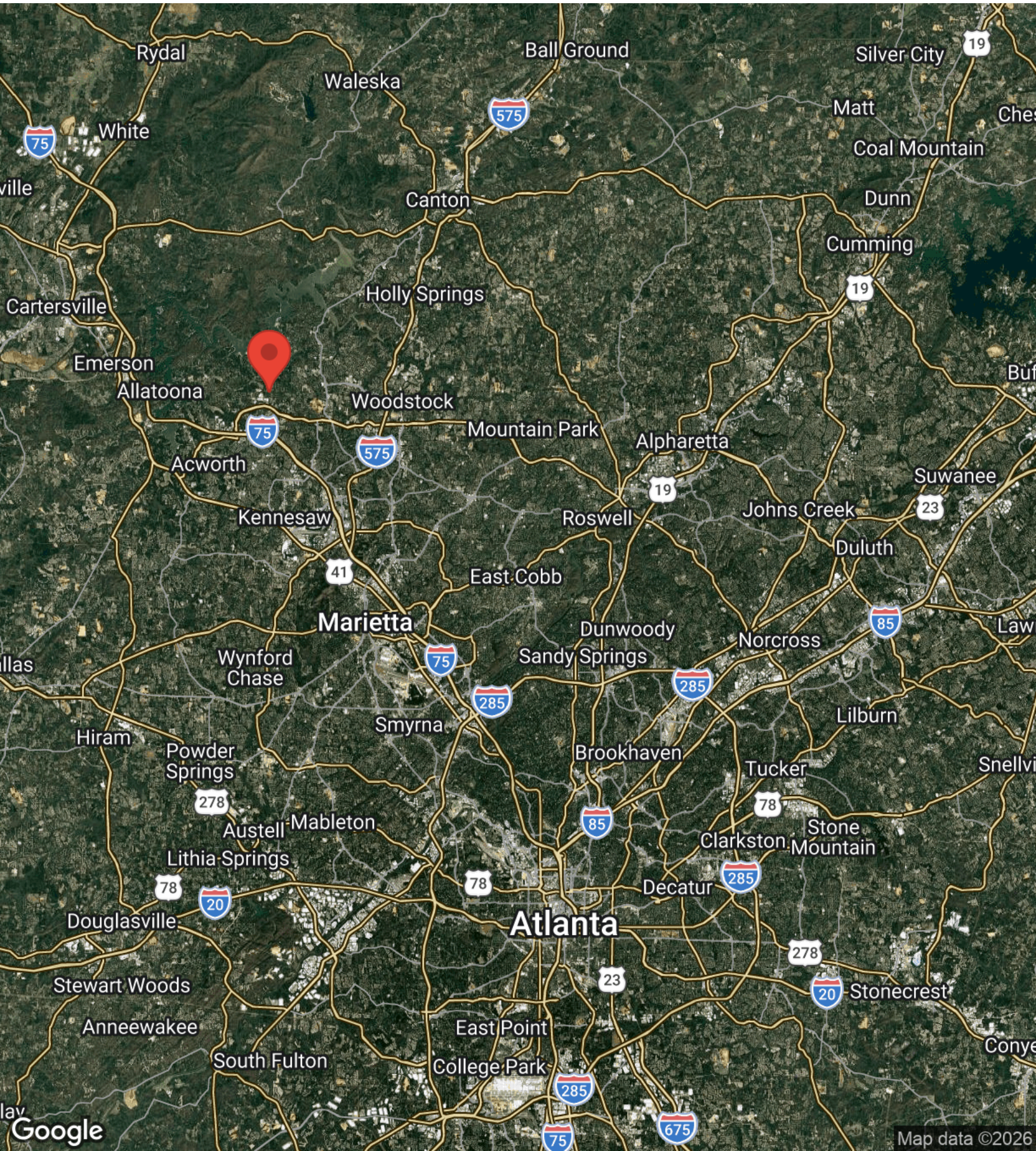




Regional Map

Industrial Land

6296 James Dupree Lane Acworth, GA 30102





Location Maps

Industrial Land

6296 James Dupree Lane Acworth, GA 30102

