

**5601
WHITWORTH
ROAD
LAVONIA, GA
30553**

**FOR SALE
23.89+/- Total Acres**

JOWELL THOME
Advisor
404.316.6158
jthome@kingindustrial.com

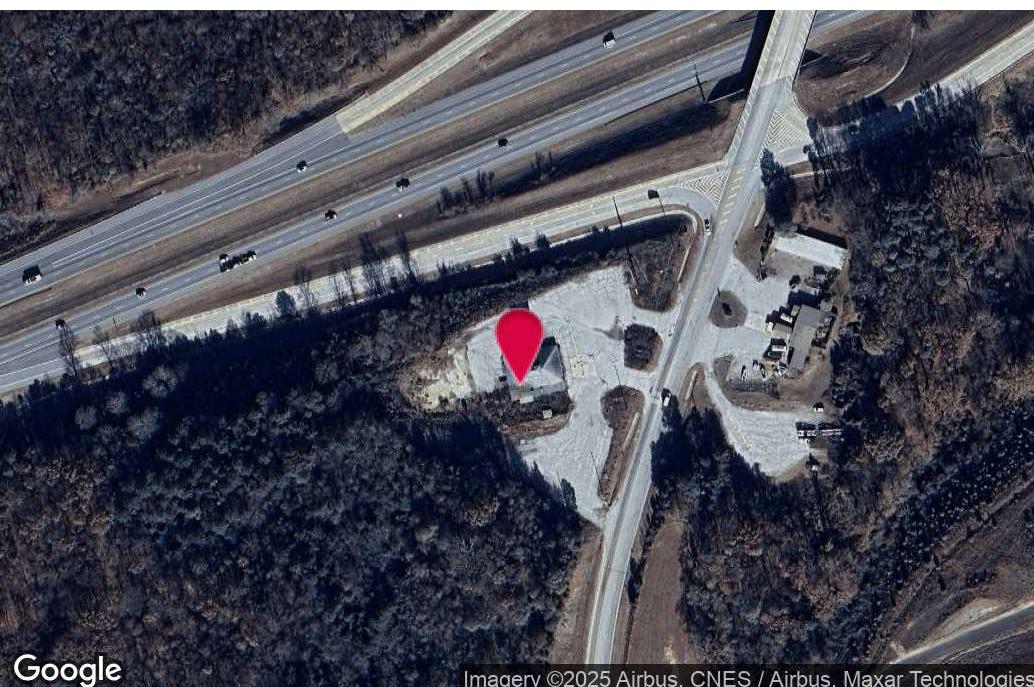
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KING Industrial
Realty, Inc.

Industrial • Commercial • Investment
404.942.2000 | kingindustrial.com



FOR SALE
23.89+/-
TOTAL ACRES



Google

Imagery ©2025 Airbus, CNES / Airbus, Maxar Technologies

PROPERTY HIGHLIGHTS

- 3.19+/- Acres: Pin Corner on Southeast Corner of I-85 & Whitworth Rd
- 448 ft. of Frontage on Whitworth Rd & 190 ft. of Frontage along the on ramp onto I-85
- 20.7+/- Acres: Pin Corner of I-85 & Whitworth Rd
- 850 ft. of Frontage Along the Off Ramp of I-85
- 1,650 ft. on Whitworth Rd & 500 ft. on Knox Bridge Crossing Rd
- Ideal for a Truck Shop
- Willing to Subdivide

OFFERING SUMMARY

Lot Size: 23.89 Acres

Zoning: C

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ADDITIONAL PHOTOS



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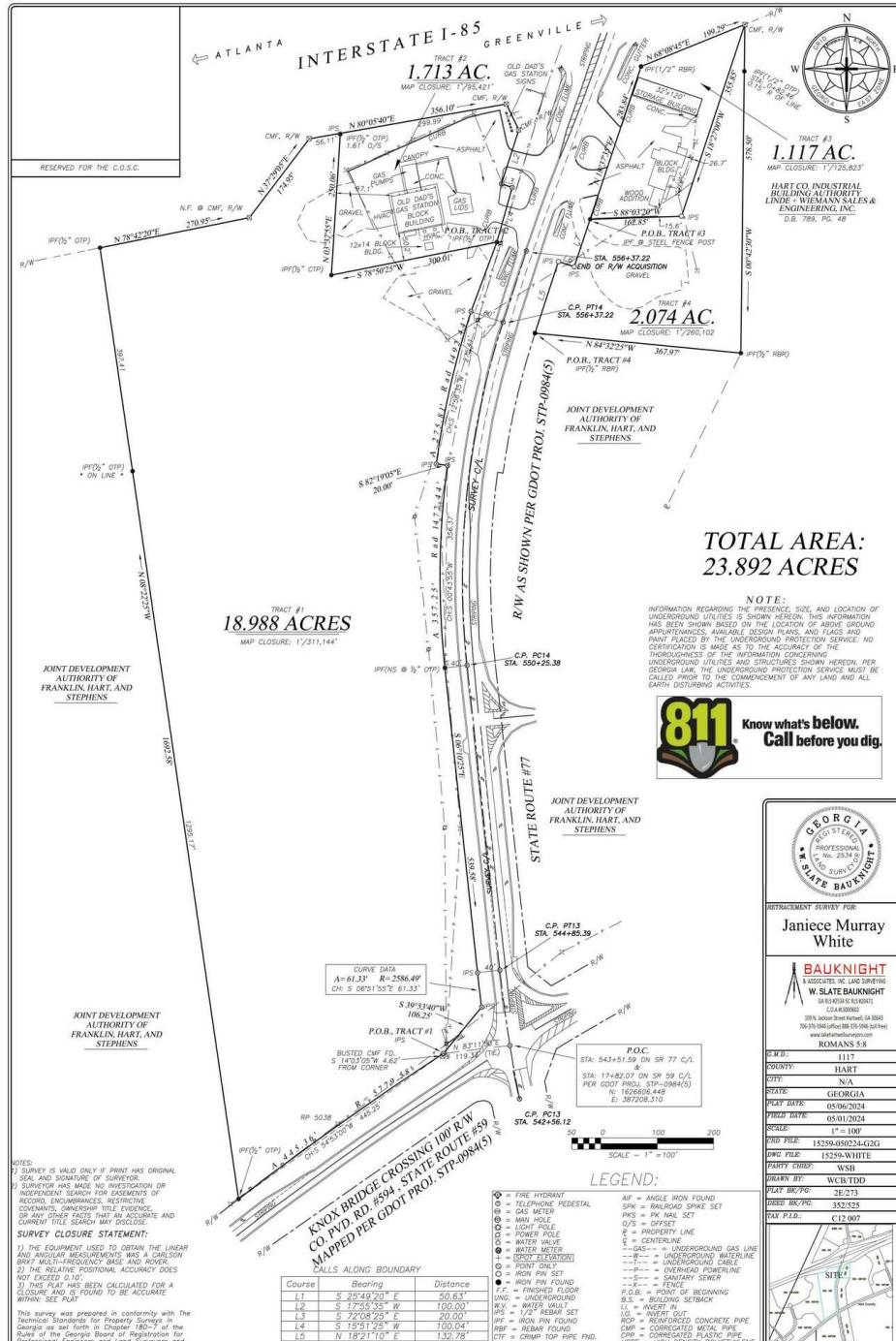
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SURVEY



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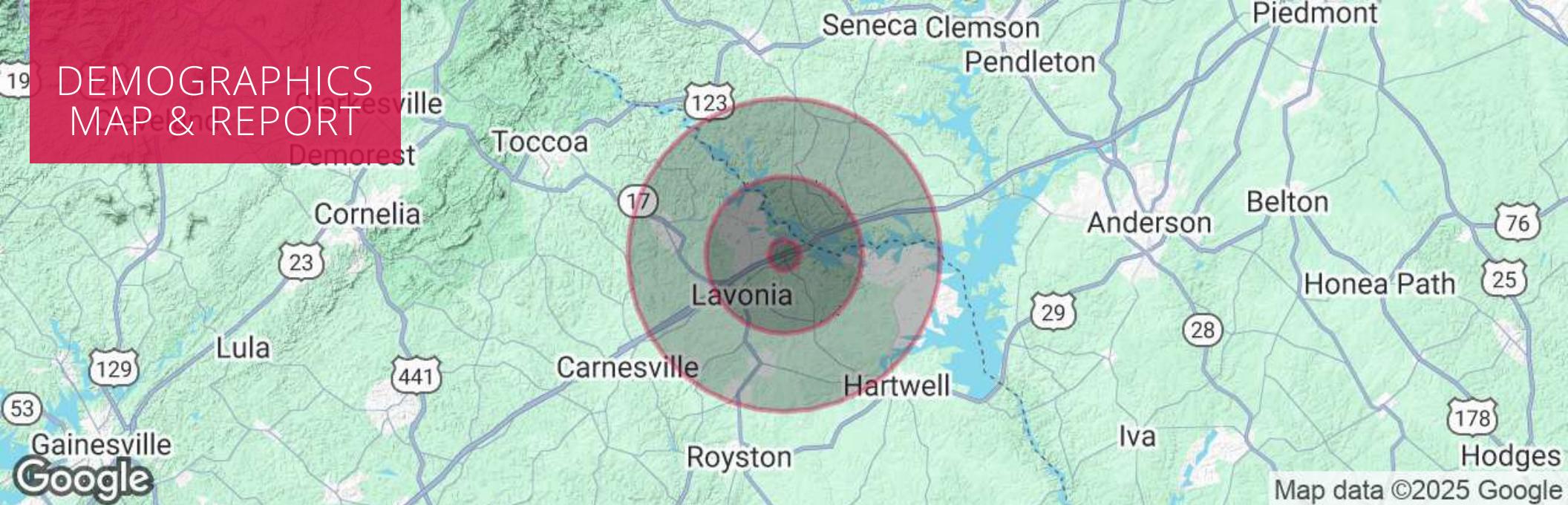
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DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	283	7,811	32,090
Average Age	39.1	40.4	41.5
Average Age (Male)	37.5	38.9	40.4
Average Age (Female)	39.4	40.7	41.8

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	100	2,965	12,571
# of Persons per HH	2.8	2.6	2.6
Average HH Income	\$52,595	\$53,718	\$53,132
Average House Value	\$190,712	\$185,277	\$177,782

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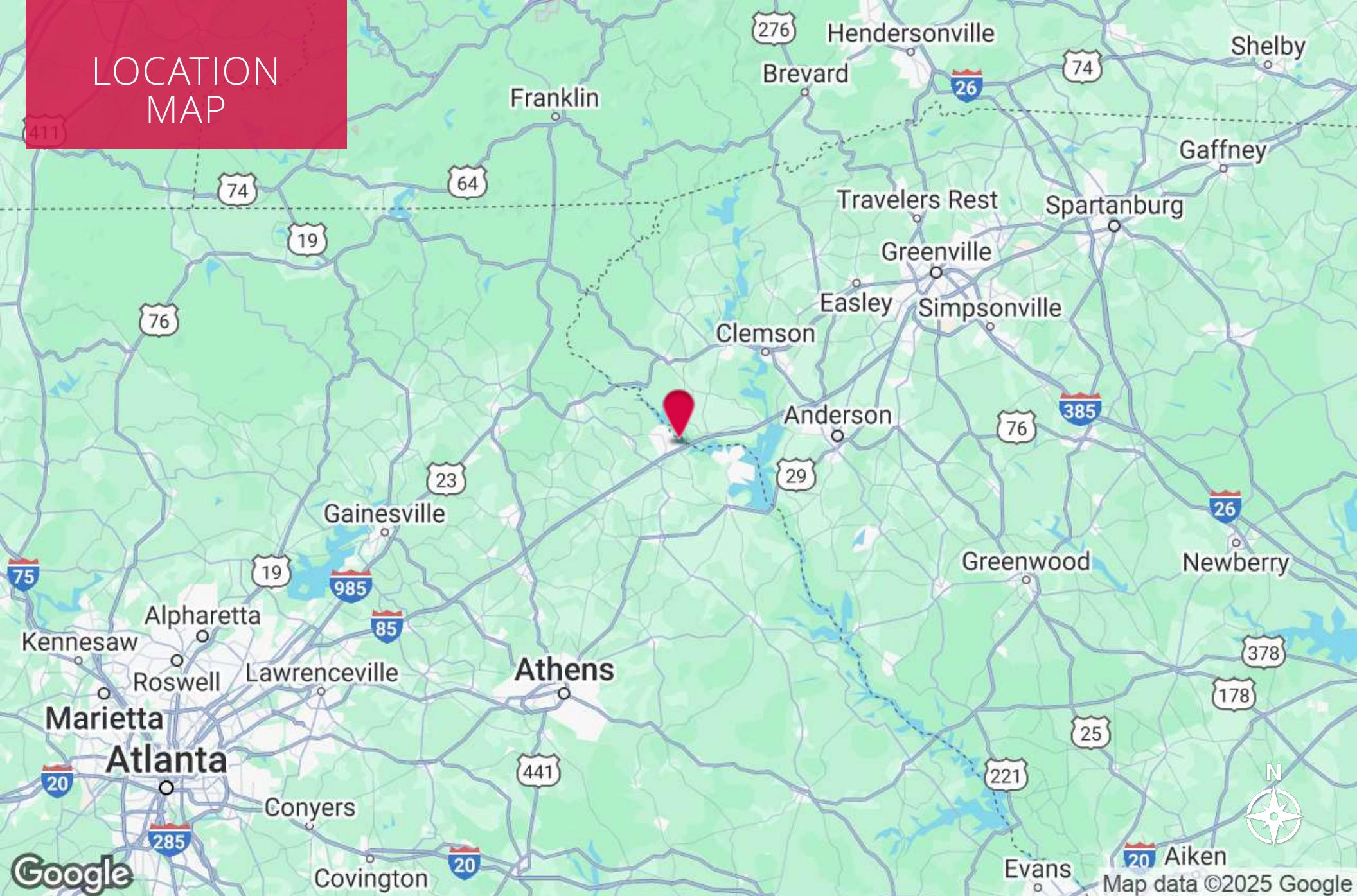
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LOCATION MAP



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20.7+/- Acres

Exit 177



3.19+/- Acres

EXCLUSIVELY LISTED BY:

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