

real

100 PEARIDGE RD, CANTON GA 30114

FOR SALE



PROPERTY OVERVIEW

100 Pearidge Rd, Canton GA 30114

- "HOT" Canton Commercial, Corner Lot with 388 FT road frontage
- 1,750 SQ FT Commercial Building with parking lot, fully equipped with perimeter fence, security cameras and alarm system
- Densely populated area, Residential Single Family & Luxury Apartment Communities
- Conveniently located on Reinhardt College Parkway (HWY 140), a few miles between I-75 and I-575
- Traffic counts topping 20,000 VPD
- Utilities on site include water, electricity, , cable and high-speed internet. Currently in county but approved for city annexation

OFFERING SUMMARY

Property Address	100 Pearidge Rd, Canton GA 30114
County	Cherokee
Site Size	1.96 Acres
Parcel ID(s)	14N16 040, 14N16. 042A
Zoning	Commercial
Available Utilities	Electricity, Water, Sewer

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