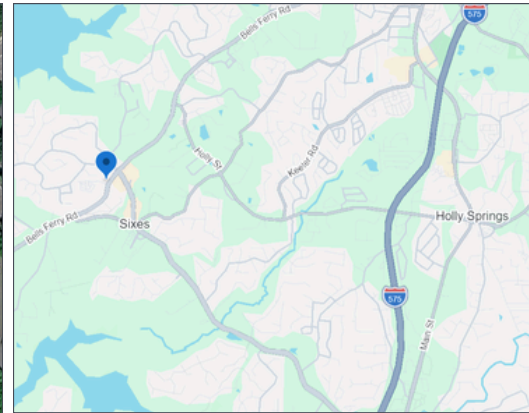


2-ACRE COMMERCIAL SITE | HIGH VISIBILITY ON BELLS FERRY RD



FOR SALE

8921 Bells Ferry Rd | Canton, GA 30114

- 2.0-acre commercial site in growing Canton corridor
- Zoned GC allowing for a wide range of commercial uses
- Excellent visibility along Bells Ferry Rd with ~13,200 VPD
- Positioned just off the signalized intersection at Sices Rd
- Strong access to surrounding residential communities
- Ideal for retail, service, or neighborhood-focused development
- Water, Sewer, and stormwater onsite

Location Highlights

- 0.2 mi to BridgeMill community (2,800+ homes)
- Near BridgeMill Athletic Club
- 0.2 mi to BridgeMill Market anchored by Publix
- ~5 minutes to Wellstar Cherokee
- Affluent demographics with \$150K+ avg HH income (5 min)

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