



3158 Martha Berry Highway

ROME, GA 30165



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PROPERTY

INFORMATION

Address 3158 Martha Berry Highway
Rome, GA 30165

County Floyd

Year Built 1952

Of Bedrooms 15

Of Bathrooms 15

Of Floors 1

Sq. Footage 3,340

Income Potential \$200,000+



ASKING PRICE \$ 1,300,000

CAP RATE 15.6%



Property Photo



City Photo

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LISTING

DESCRIPTION

FEATURES:

Hersh Shah Group is pleased to present a 15 unit extended stay motel with an additional residence for owner and/or property manager in Rome, GA. At 15%+ cap rate, this property can generate over \$200,000 in annual revenue with the current extended stay model. This 1+ acre lot also presents massive upside for development on Martha Berry Highway with its 1.3 mile proximity to the largest tennis center in the country, Rome Tennis Center, and 2.2 mile proximity to Berry College.



ASKING PRICE \$ 1,300,000

CAP RATE 15.6%



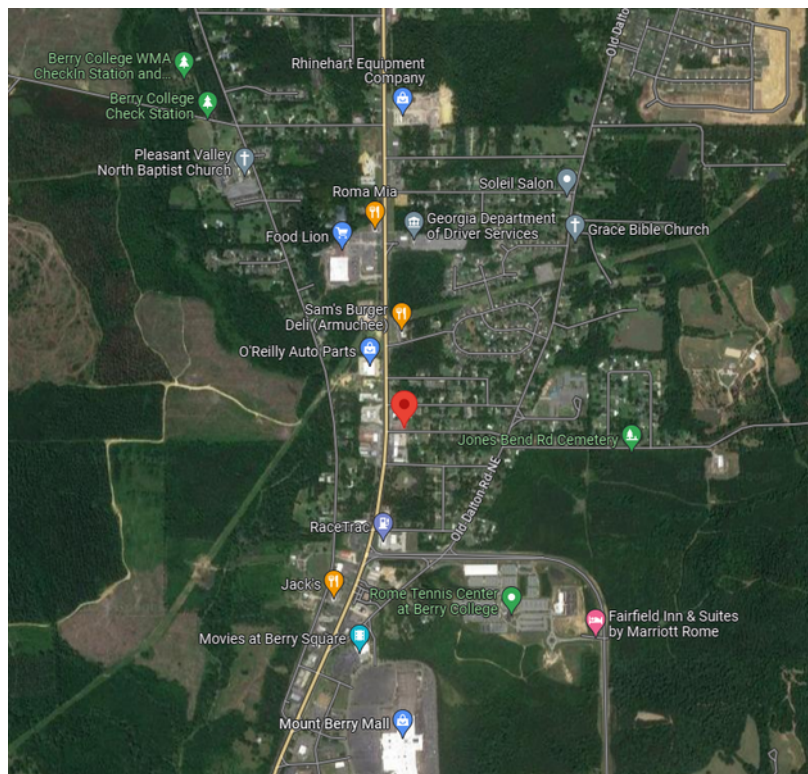
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LOCATION

MAP



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EXTERIOR PHOTOS



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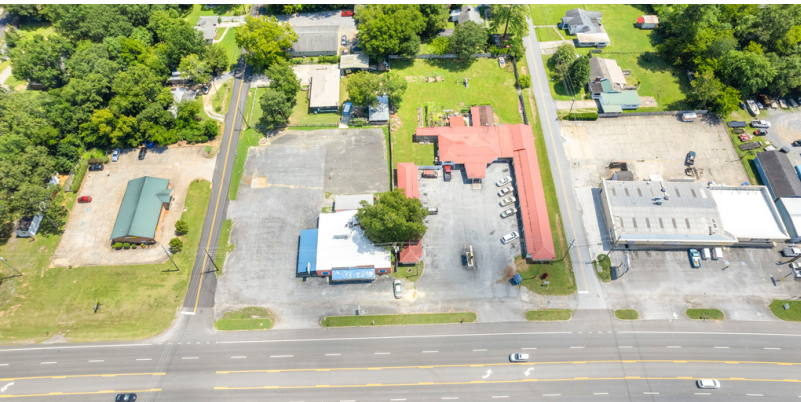


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AERIAL VIEW



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THE CITY OF ROME



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RESTAURANTS:

Rome, Georgia, is a haven for food enthusiasts, with its diverse culinary scene offering something for every palate. From classic Southern comfort food to international flavors, the city's restaurants are a reflection of its rich cultural heritage and ever-evolving gastronomy.

RECREATION:

Rome, Georgia, offers a plethora of recreational activities set amidst picturesque landscapes and charming surroundings. From embracing the great outdoors to discovering cultural treasures, the city boasts an abundance of options to satisfy every recreational desire.

TRANSPORTATION:

Rome, Georgia, is strategically positioned to provide convenient access to a range of transportation options, ensuring easy travel within the city and beyond.





CONTACT US

EXCLUSIVE LISTING AGENT



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