



Hwy 138 SE

3.4 Ac



Davidson Pkwy



Atanta
Land
Group



LAND FOR SALE

7525 Davidson Parkway

Stockbridge GA 30281

Jay Leslie

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PROPERTY OVERVIEW

- +/- 3.4 Acres
- Clayton County
- Zoned General Business
- All Utilities Available
- Level topography
- Visible from I-675 Exit 1
- 221 feet frontage on Davidson Pkwy
- 680 feet of depth

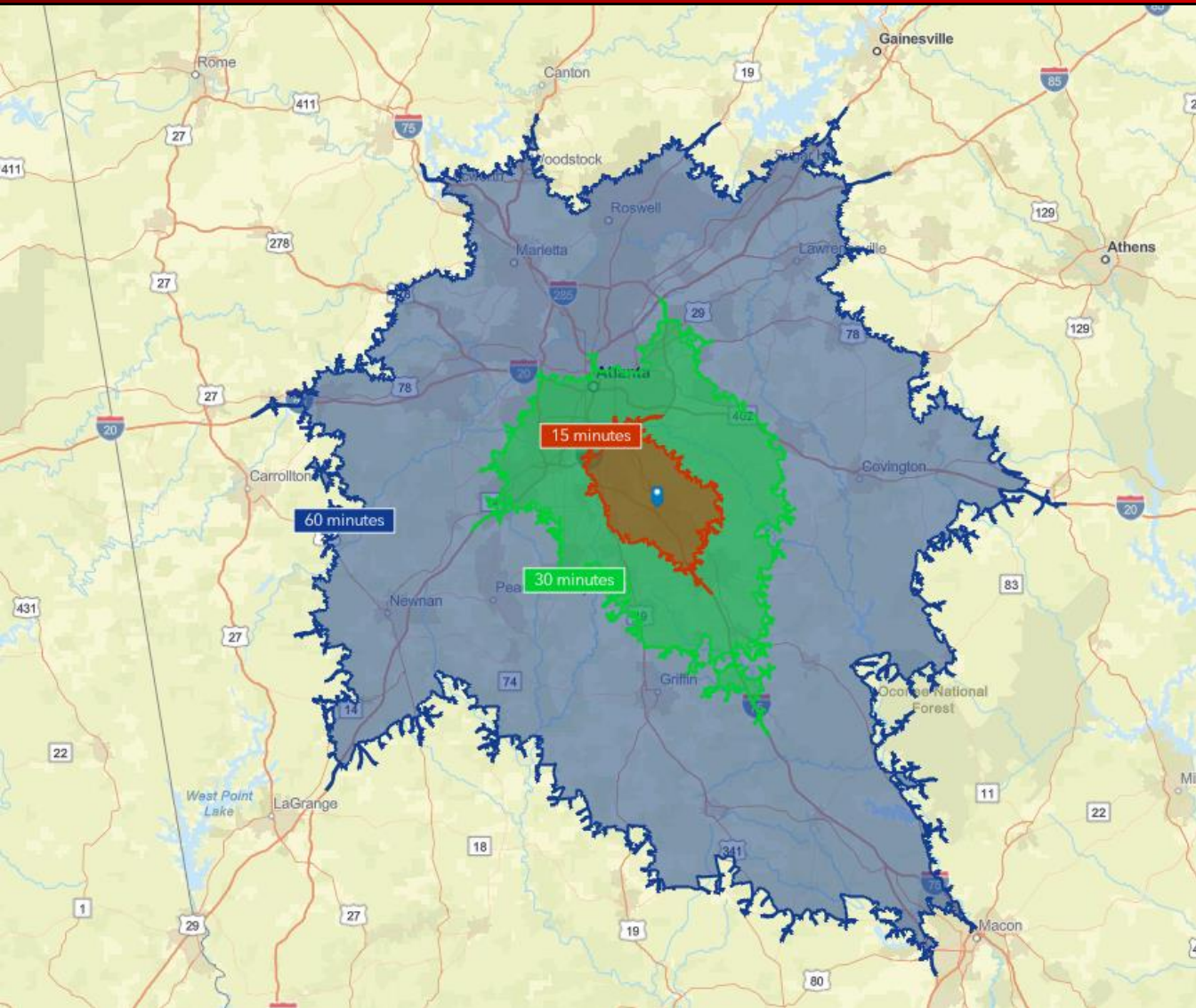
Price: \$500,000



SUBMARKET AERIAL



Drive Time Map



Hartsfield Jackson- 13 miles

Port of Savannah- 232 miles

Macon GA- 66 miles

I-20 E @ I-285- 16 miles

I-20 W @ I-285- 27 miles

I-75 N @ I-285 31 miles

I-85 N @ I-285 28 miles

Executive Summary



The subject property is a partially graded parcel located in unincorporated Clayton County and specifically in the I-675 and GA Hwy 138 submarket. The property is zoned General Business which allows for retail-oriented businesses. The immediate area of Davidson Pkwy has limited-service hotels and self-storage. National retailers such as Walmart, Kroger, Lowe's, and Northern Tool can be found close by on GA Hwy 138. Davidson Pkwy is signalized at its intersection with GA Hwy 138. Traffic counts on GA Hwy 138 are over 39,000 cars per day and the site is visible to 59,000 cars per day travelling on I-675. **The property is priced to sell at \$500,000 just over \$147,000 per acre.**



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