

SALE

314 FOREST PKWY

314 Forest Pkwy Forest Park, GA 30297



PROPERTY DESCRIPTION

1.6 AC LOT IS LOCATED AT THE CORNER OF SPRINGDALE RD AND FOREST PARKWAY WITHIN THE CITY LIMITS OF FOREST PARK. THE PROPERTY CURRENTLY HAS 3 BUILDING WITH 3 DIFFERENT ADDRESS NUMBERS. 314 HAS 9,276SQFT, 318 HAS 3,750SQFT AND 320 HAS 4,000SQFT WHICH MAKES A TOTAL OF 17,026SQFT OF USEABLE BUILDING SPACE. WITH THIS PROPERTY'S PRIME LOCATION, IT'S GREAT FOR A MECHANIC SHOP, DEALERSHIP, AND OTHER AUTOMOTIVE RELATED BUSINESSES, WHICH IS WHAT IT HAS BEEN USED FOR THE LAST 50 YEARS. IF AN AUTO RELATED BUSINESS IS NOT WHAT YOU'RE LOOKING FOR THIS PROPERTY AND ZONING HAS COUNTLESS OPPORTUNITIES WHETHER YOUR PLANS ARE ANYWHERE FROM CONVENIENT STORE/ GAS STATIONS TO A HOTEL OR MULTIFAMILY/ MIX USE DEVELOPMENT THIS PROPERTY AND ZONING CAN HAVE ANYTHING IN-BETWEEN.

OFFERING SUMMARY

Sale Price:	Price upon request
Lot Size:	1.69 Acres
Building Size:	17,026 SF
Zoning:	Urban Village
APN:	13051A C004

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	2,681	65,379	300,184
Total Population	6,244	162,980	699,857
Average HH Income	\$32,520	\$47,026	\$58,606

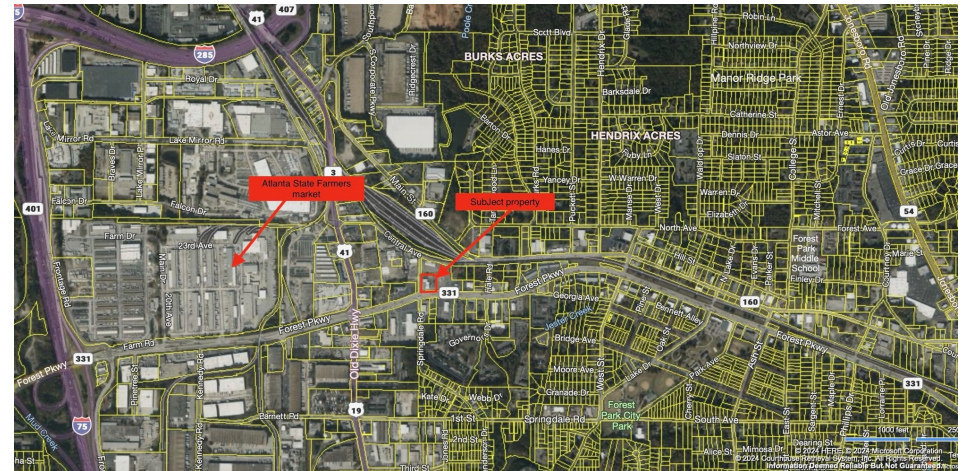
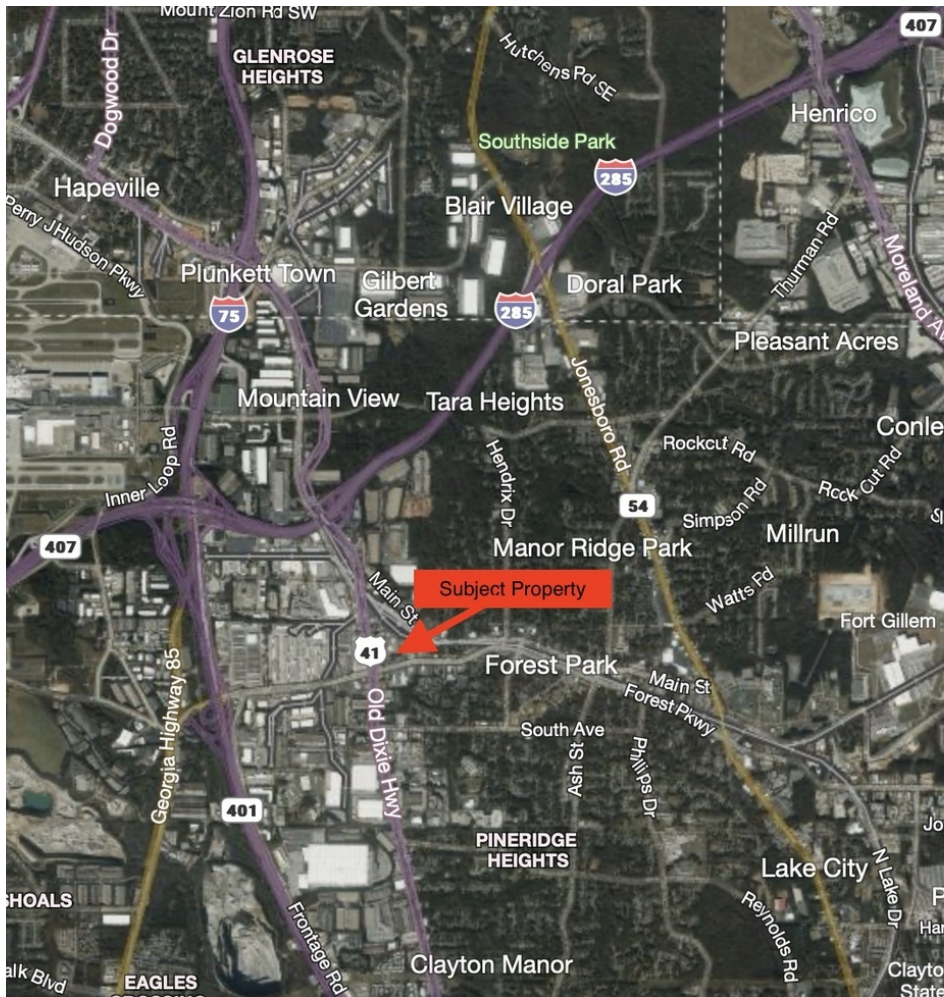
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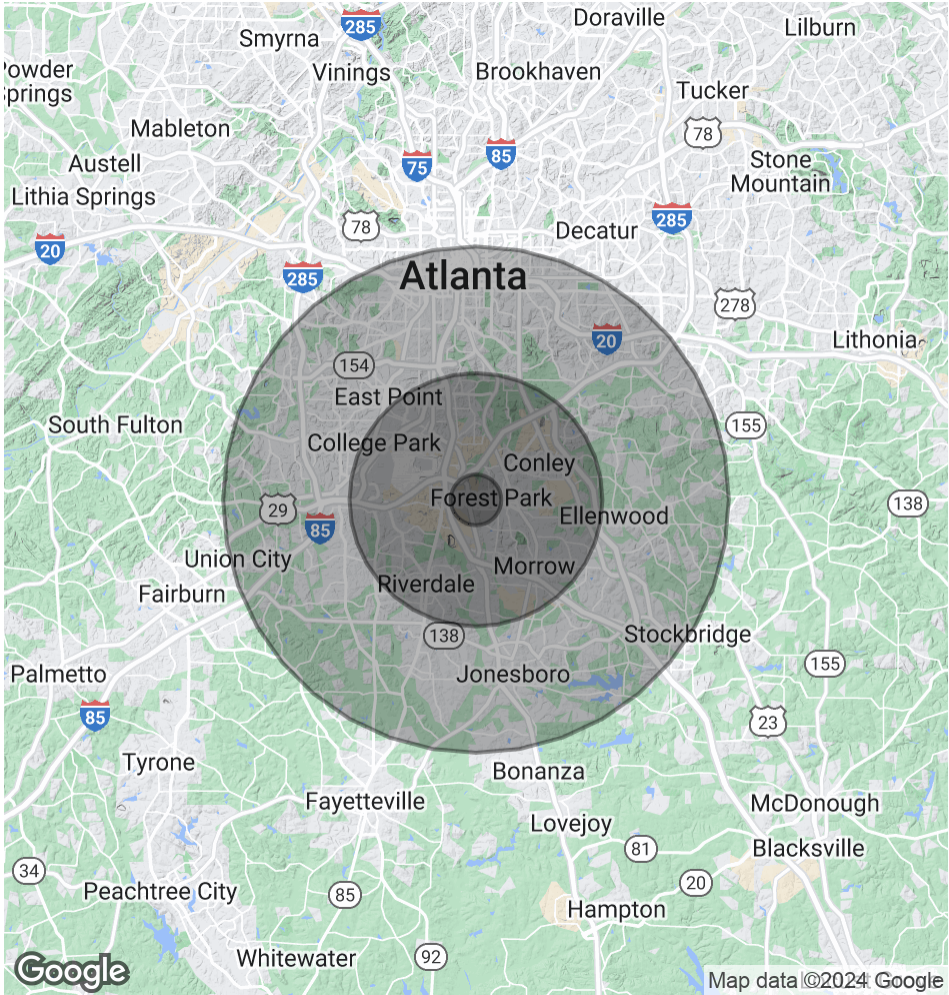
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	6,244	162,980	699,857
Average Age	37.8	32.3	35.3
Average Age (Male)	34.8	30.3	33
Average Age (Female)	40.7	34.4	37
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	2,681	65,379	300,184
# of Persons per HH	2.3	2.5	2.3
Average HH Income	\$32,520	\$47,026	\$58,606
Average House Value	\$74,013	\$92,343	\$151,139

* Demographic data derived from 2020 ACS - US Census



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