



COMMERCIAL, LAND, INDUSTRIAL
REAL ESTATE SERVICE

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SUMMARY ANALYSIS

BETHLEHEM ROAD TRACT

± 3.34 ACRES

Bethlehem Rd

Statham, Barrow County, Georgia

LOCATION:	The property is located on the west side of Bethlehem Road (Hwy 211) roughly 830 ft north of the signalized interchange at University Parkway (SR-316).
SIZE:	± 3.34 Acres
TOPOGRAPHY:	Gently rolling
FRONTAGE:	± 407 Ft on Bethlehem Rd
ZONING:	M-1 (Light Manufacturing in the City of Statham)
UTILITIES:	All Available
PRICE:	\$93,700
DESCRIPTION:	The property is well located for a small industrial user, and it also has future commercial potential once GDOT has completed the planned interchange. The property is mostly wooded. There is a creek running along the North West boundary.

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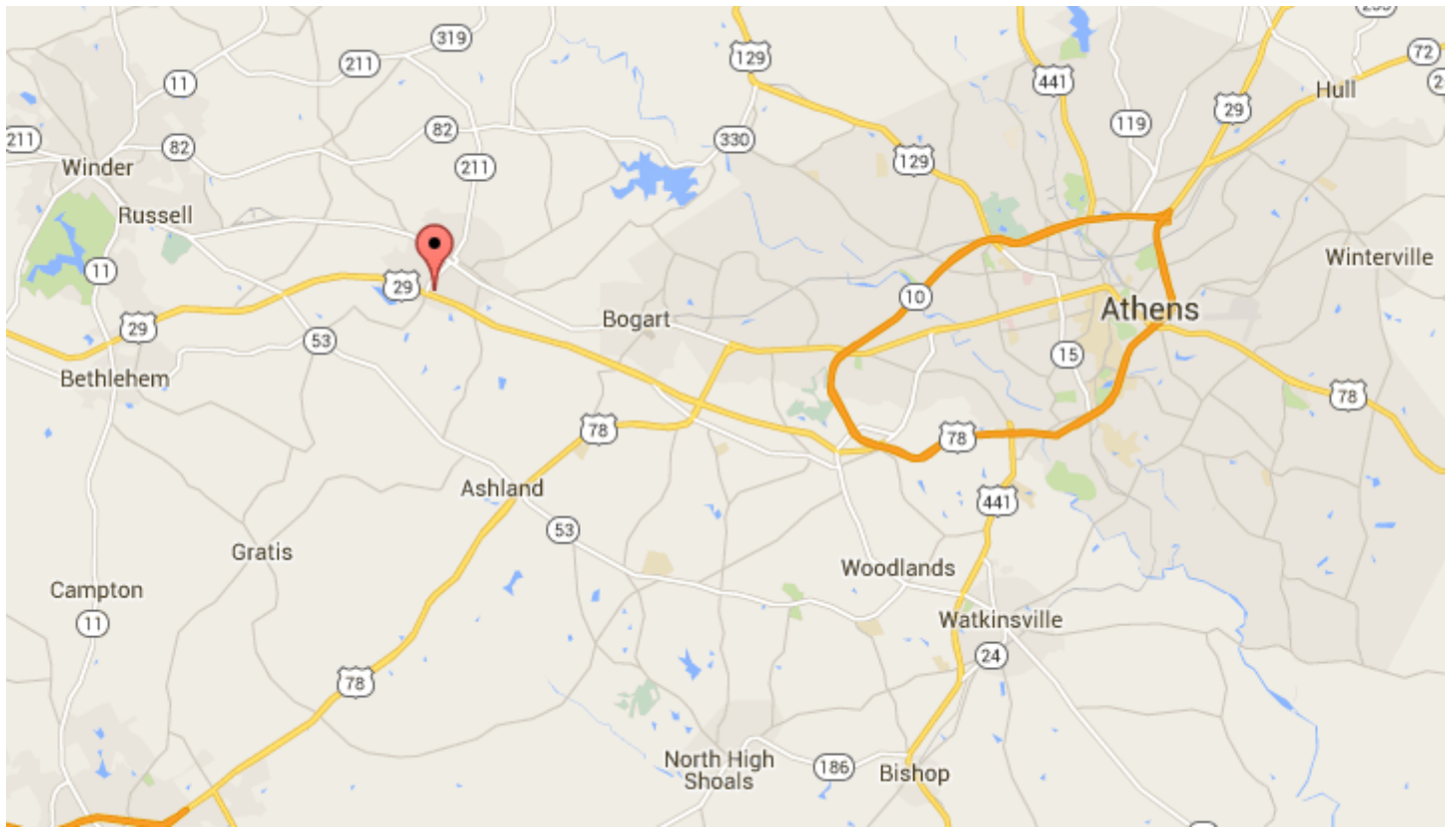
The information contained herein is derived from a variety of sources including the owner, public records and other sources Whitworth Land Corporation deems to be reliable. Whitworth Land Corporation has no reason to doubt, but does not guarantee the accuracy of this information.



AERIAL VIEW



TAX ASSESSOR AERIAL



LOCATION MAP



TOPO MAP



FLOOD MAP