



**A**tlanta  
**L**and  
**G**roup



**FOR SALE**

**3308 Tom Brewer Rd**

Loganville, GA 30052

**Mike Cahalan**

678.429.1990

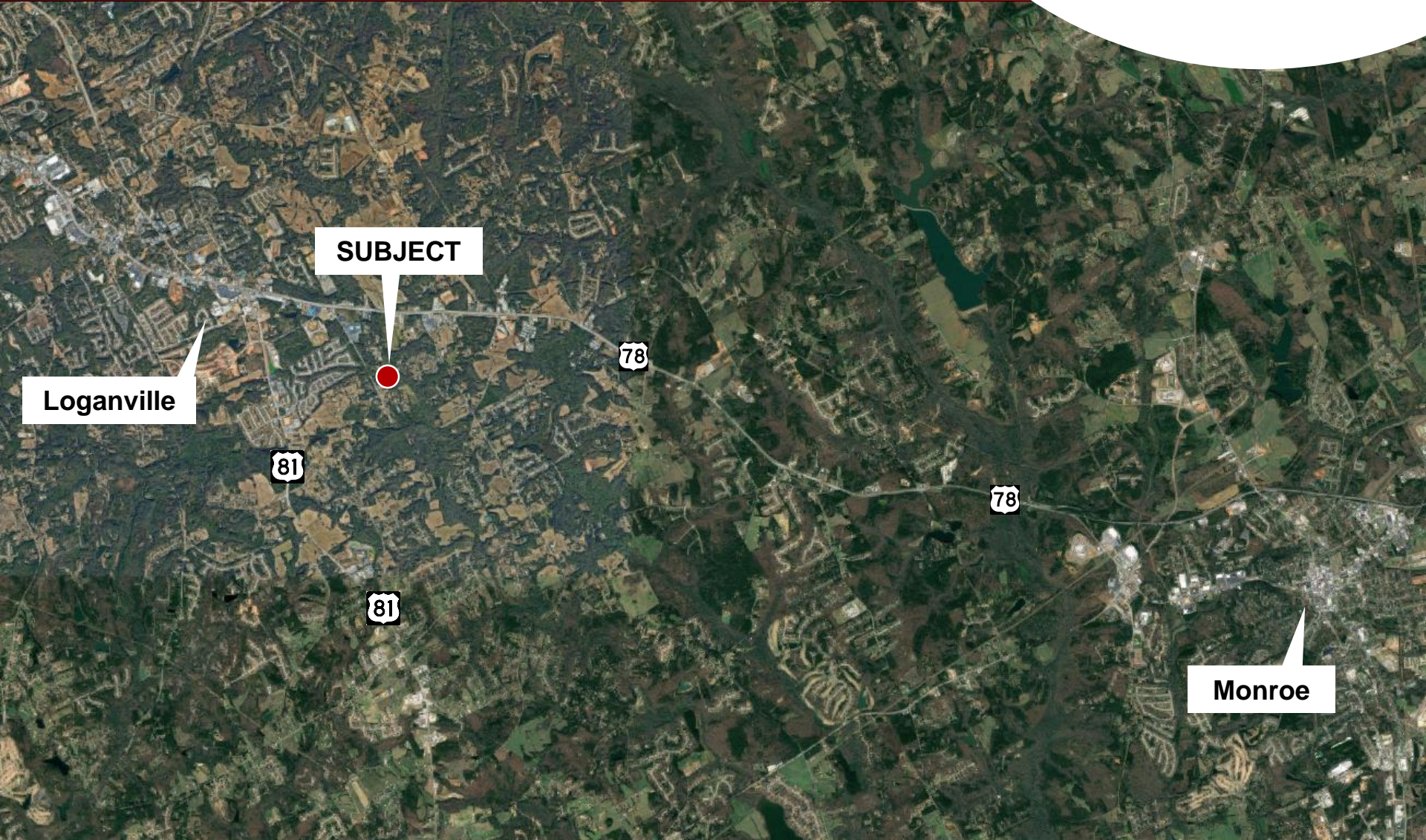
mcahalan@AtlantaLandGroup.com

# PROPERTY OVERVIEW

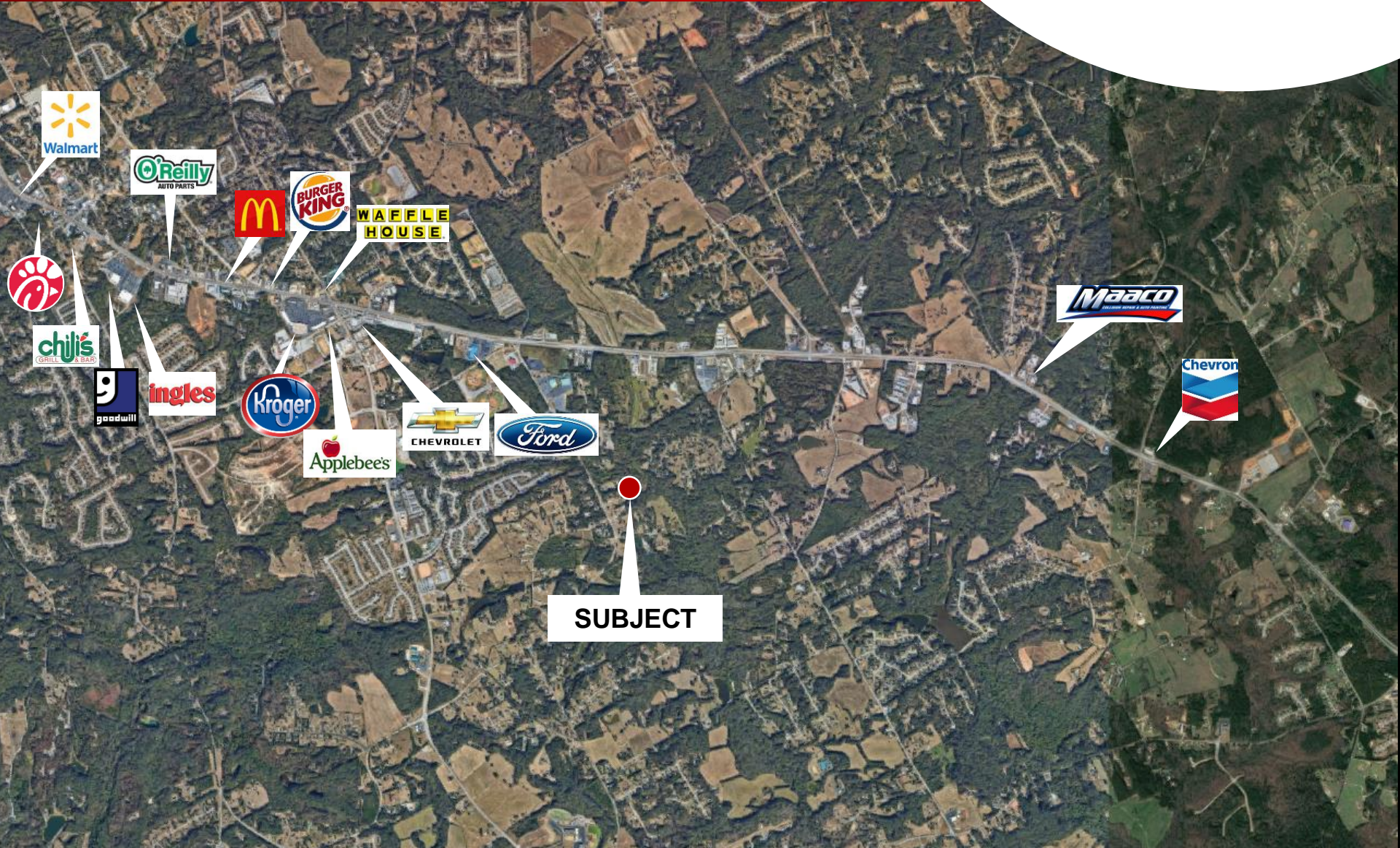
- +/- 11.2 Acres
  - Parcel ID: C0450041 & C0450040
  - Walton County
  - Zoned A1 - Land
  - 417 Ft Road Frontage
  - Single Family Residence
  - Brick Shed
  - Block Workshop
  - Horse Barn
- Asking Price - \$579,000



# PROXIMITY MAP



# SUBMARKET AERIAL



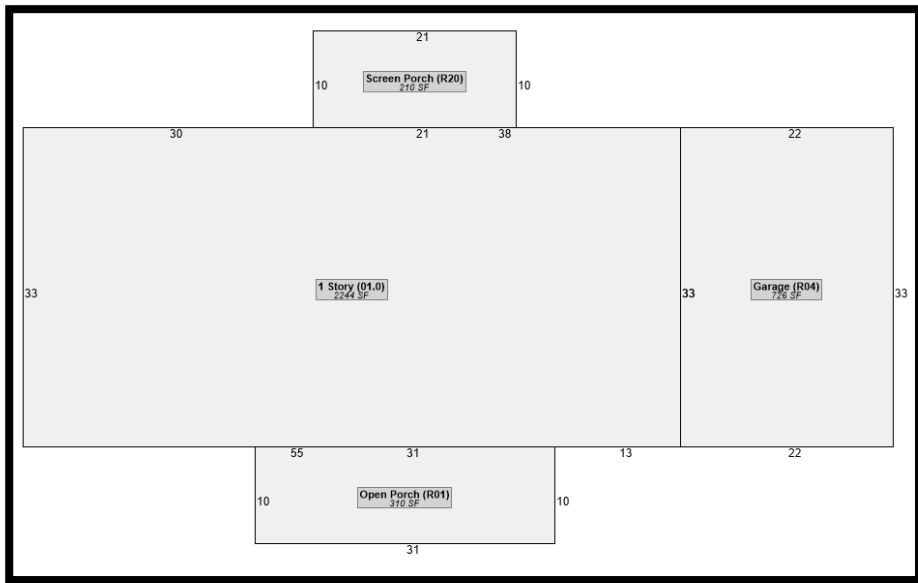
SUBJECT

# PROPERTY PHOTOS

- **Ranch Style**
- **2,244 Sq Ft**
- **Built in 1988**
- **2 Bed**
- **2.5 Baths**
- **4 Car Garage**



# PROPERTY PHOTOS



# PROPERTY PHOTOS



- 2 Car Shed with Office Space
  - 31 ft x 64 ft



# PROPERTY PHOTOS

- **Block Workshop with 2 Bays**
  - 75 ft x 33 ft



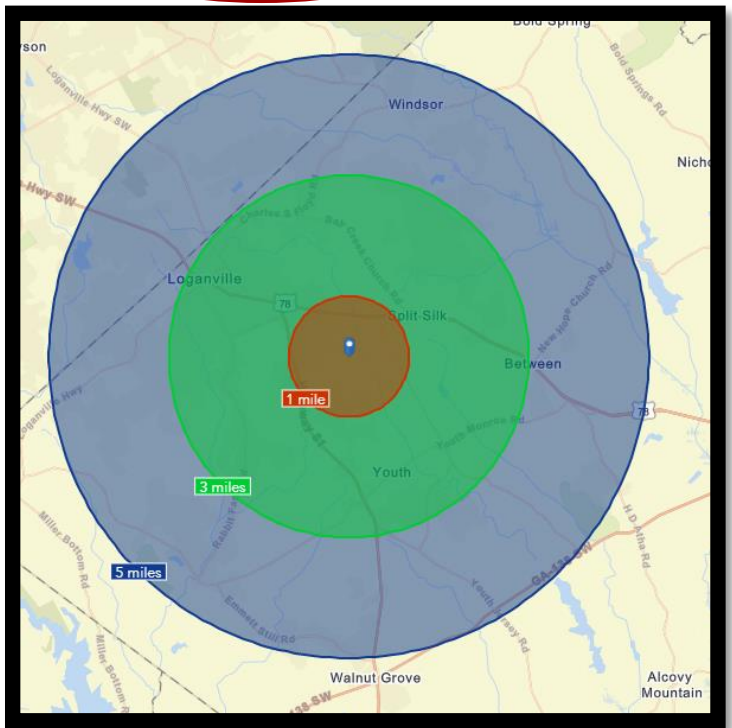
# PROPERTY PHOTOS

- **Horse Barn**
  - Two Stalls
  - Storage

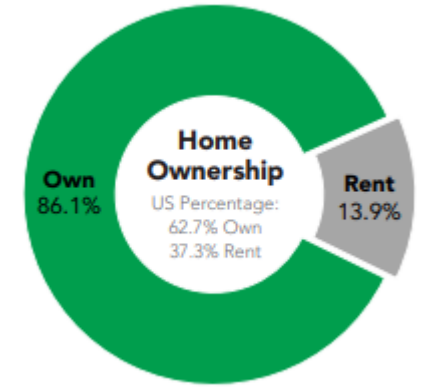
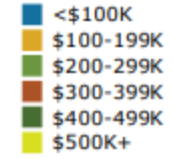
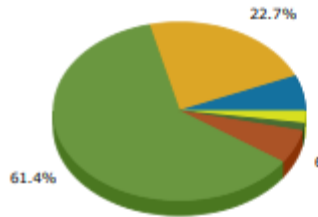


# Demographics Esri 2019

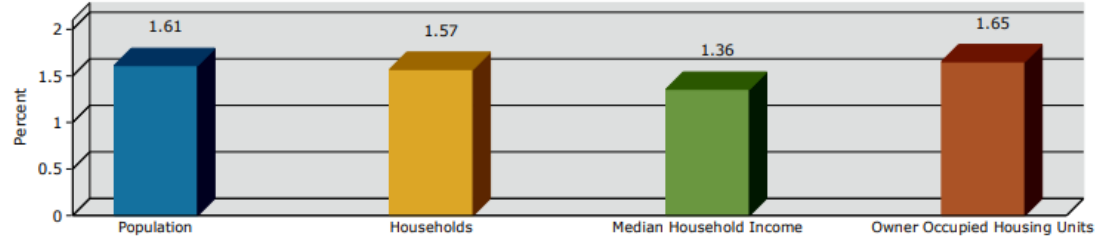
	Population	# of Households	Avg Household Income	Median Age
1 Mile	2,066	727	\$84,228	42
1-3 Miles	20,935	7,358	\$76,604	38
3-5 Miles	51,059	17,243	\$81,342	38



2019 Home Value



2019-2024 Annual Growth Rate



Trends 2019-2024

