

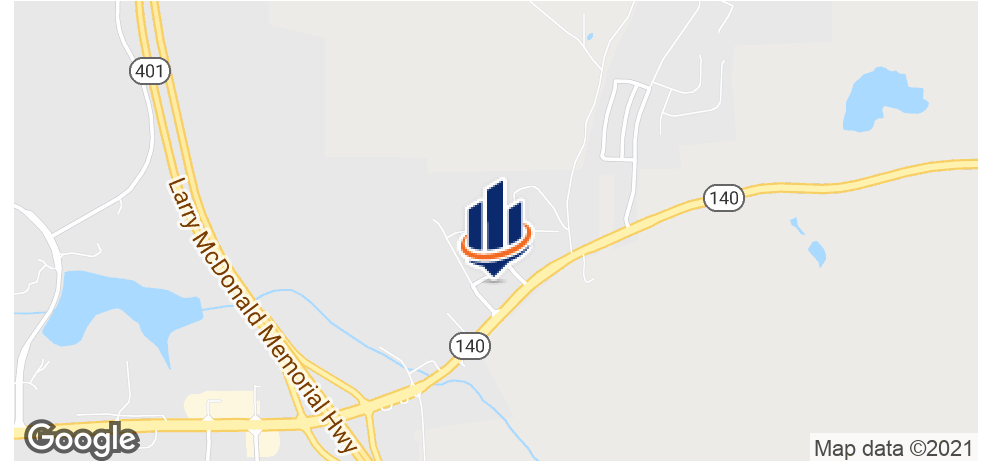


# MOTIVATED SELLER 1.25 AC OUT PARCEL - POTENTIAL RESTAURANT SITE

101 TRAVLERS PATH  
ADAIRSVILLE, GA 30103

Asna Baig  
Advisor  
O: 770.992.5112  
asnabaig@svn.com

# Property Summary



## OFFERING SUMMARY

Sale Price:	\$325,000
Lot Size:	1.25 Acres
Zoning:	C
Market:	Atlanta MSA
Price / SF:	\$5.97

## PROPERTY OVERVIEW

SVN Creviston Realty, is pleased to present to qualified developers 1.25 AC out parcel next to a Hampton Inn in Adairsville. Said property sits less than 1/2 mile from I 75 N. Ideal for Restaurant.

## PROPERTY HIGHLIGHTS

- 1.2 AC
- Neighbor Hampton Inn
- Close to I 75
- Utilities on Site

# Property Description



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## LOCATION OVERVIEW

Located off Hwy 140 and Larry McDonald Memorial Highway

# 1 LOCATION INFORMATION

101 Travlers Path  
Adairsville, GA 30103

# Regional Map



# Location Maps



# Aerial Map



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# DEMOGRAPHICS

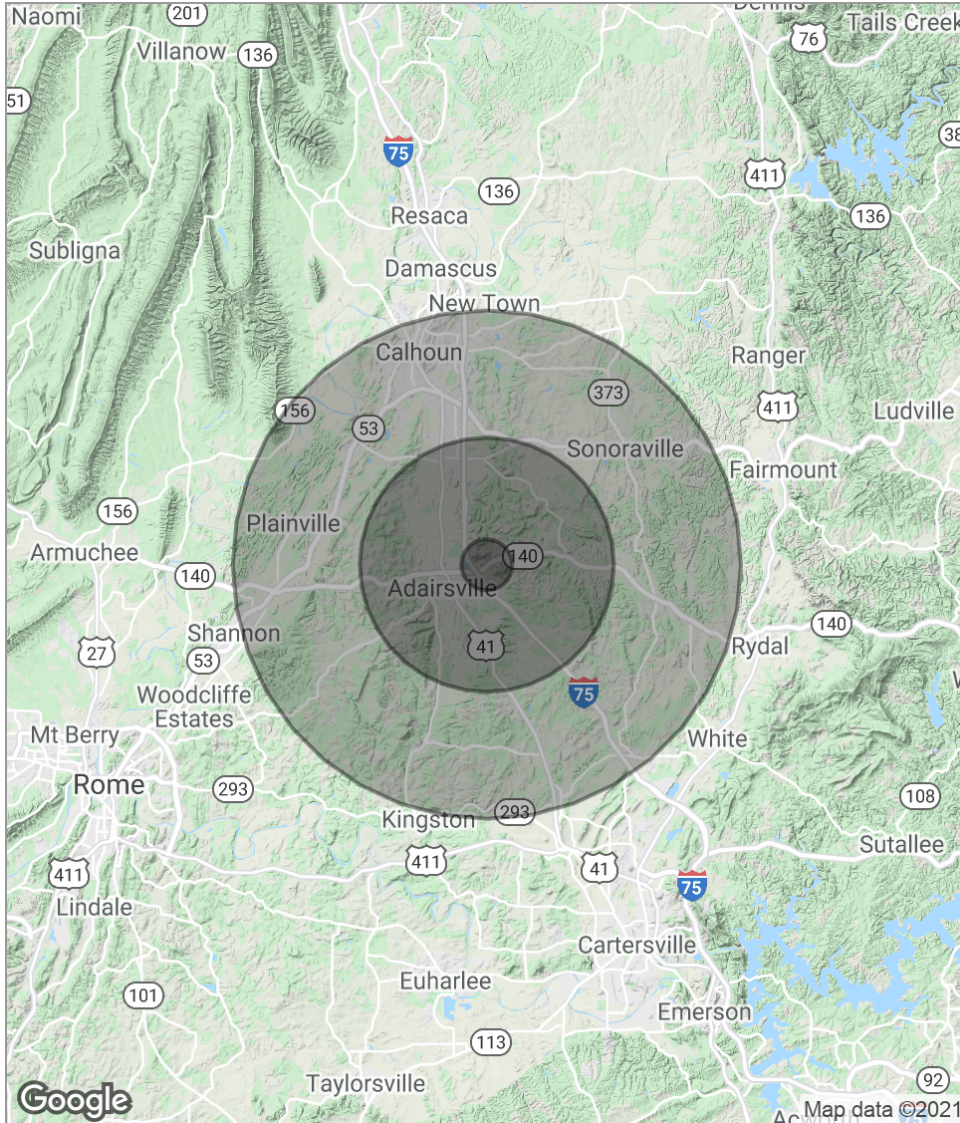
101 Travlers Path  
Adairsville, GA 30103

# Demographics Report

	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total population	502	12,957	57,285
Median age	33.4	34.5	34.6
Median age (male)	33.9	34.8	34.3
Median age (female)	33.0	34.4	35.4
Total households	169	4,436	19,924
Total persons per HH	3.0	2.9	2.9
Average HH income	\$54,905	\$54,944	\$53,514
Average house value	\$147,913	\$155,782	\$160,148

*\* Demographic data derived from 2010 US Census*

# Demographics Map



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# 3 ADVISOR BIOS

101 Travlers Path  
Adairsville, GA 30103

# Advisor Bio & Contact 1

## ASNA BAIG

Advisor



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asnabaig@svn.com  
GA #379848

## PROFESSIONAL BACKGROUND

Attended Georgia State University, J. Mack Robinson College of Business and has a strong understanding of operations and finance. My primary focus will be in the areas of limited service hotels along with mid-sized boutique and independent properties. I am fully equipped with the requisite tools and knowledge to cater to our client's needs. I will deliver superior service and professional support to our clients.



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