

Presented By:

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POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A

Cumming, GA 30040

commercial400.com



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HILLHOUSE LANE AND SIXES ROAD

Land :

CANTON, GA 30114

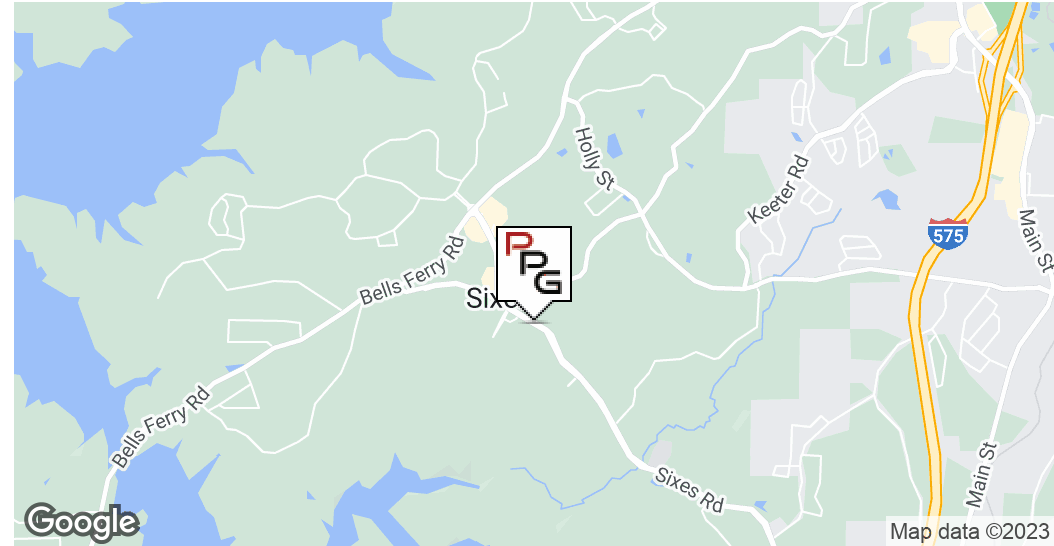


Family Dental of Canton

FOR SALE

HILLHOUSE LANE AND SIXES ROAD

CANTON, GA 30114



OFFERING SUMMARY

Sale Price:	\$285,000
Lot Size:	1.154 Acres
Price / Acre:	\$246,967
Zoning:	Traditional Neighborhood Development (TND)
Market:	Atlanta

PROPERTY OVERVIEW

Unique destination located at a high elevation overlooking Canton, near a major intersection. This area is developing rapidly with mixed use and commercial all around. 1.154 acres.

PROPERTY HIGHLIGHTS

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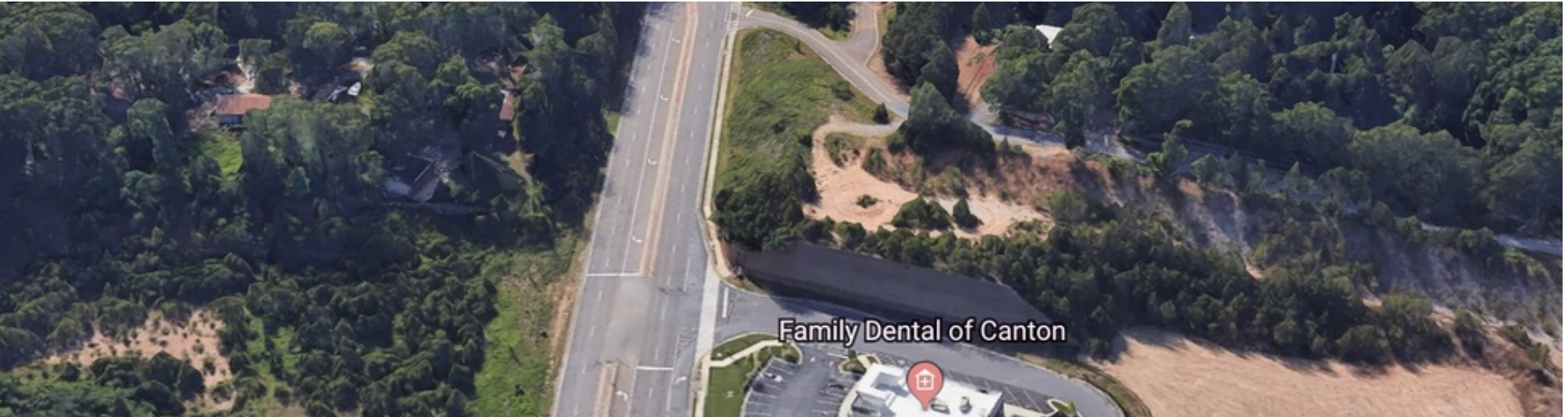
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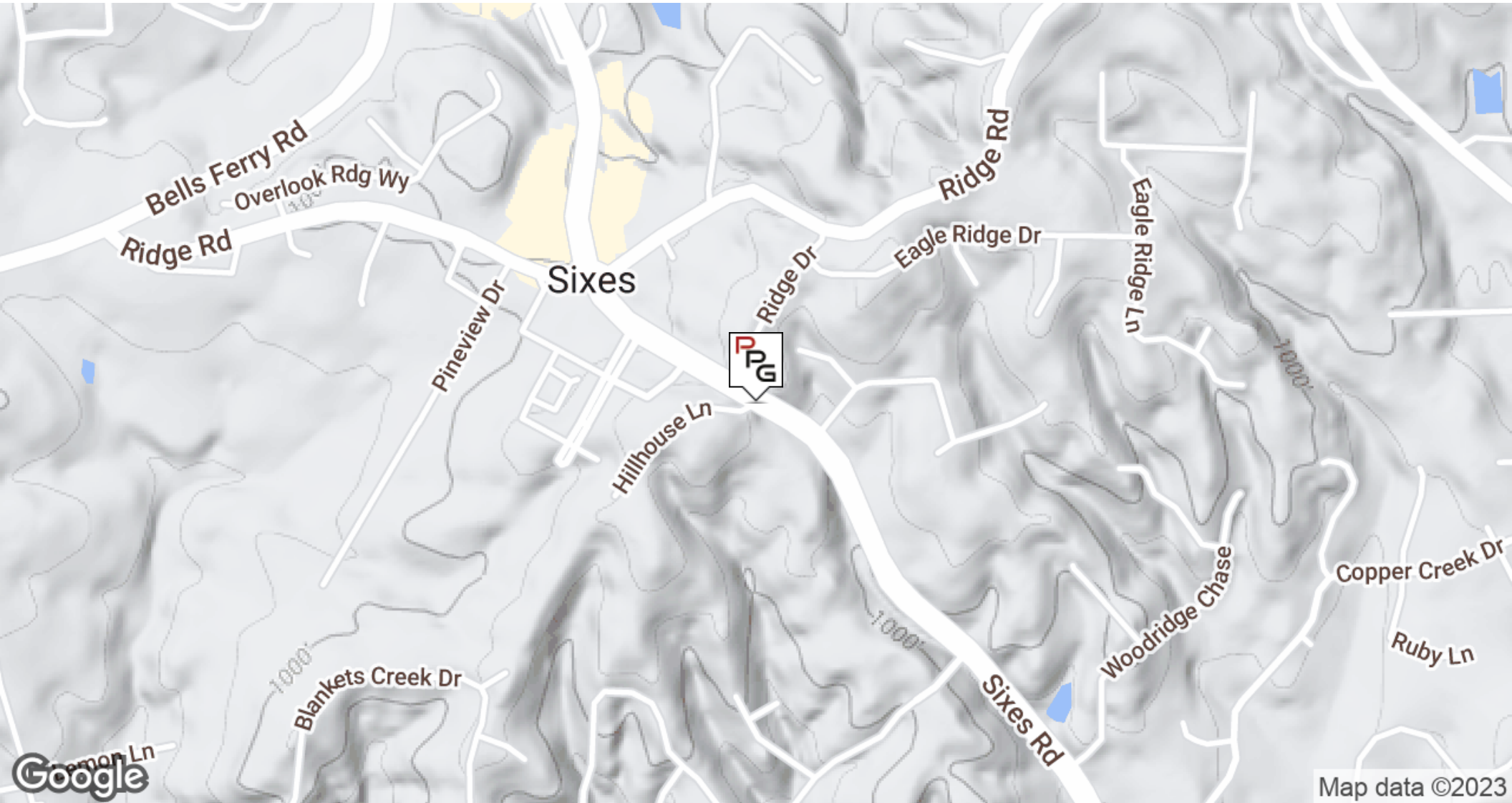
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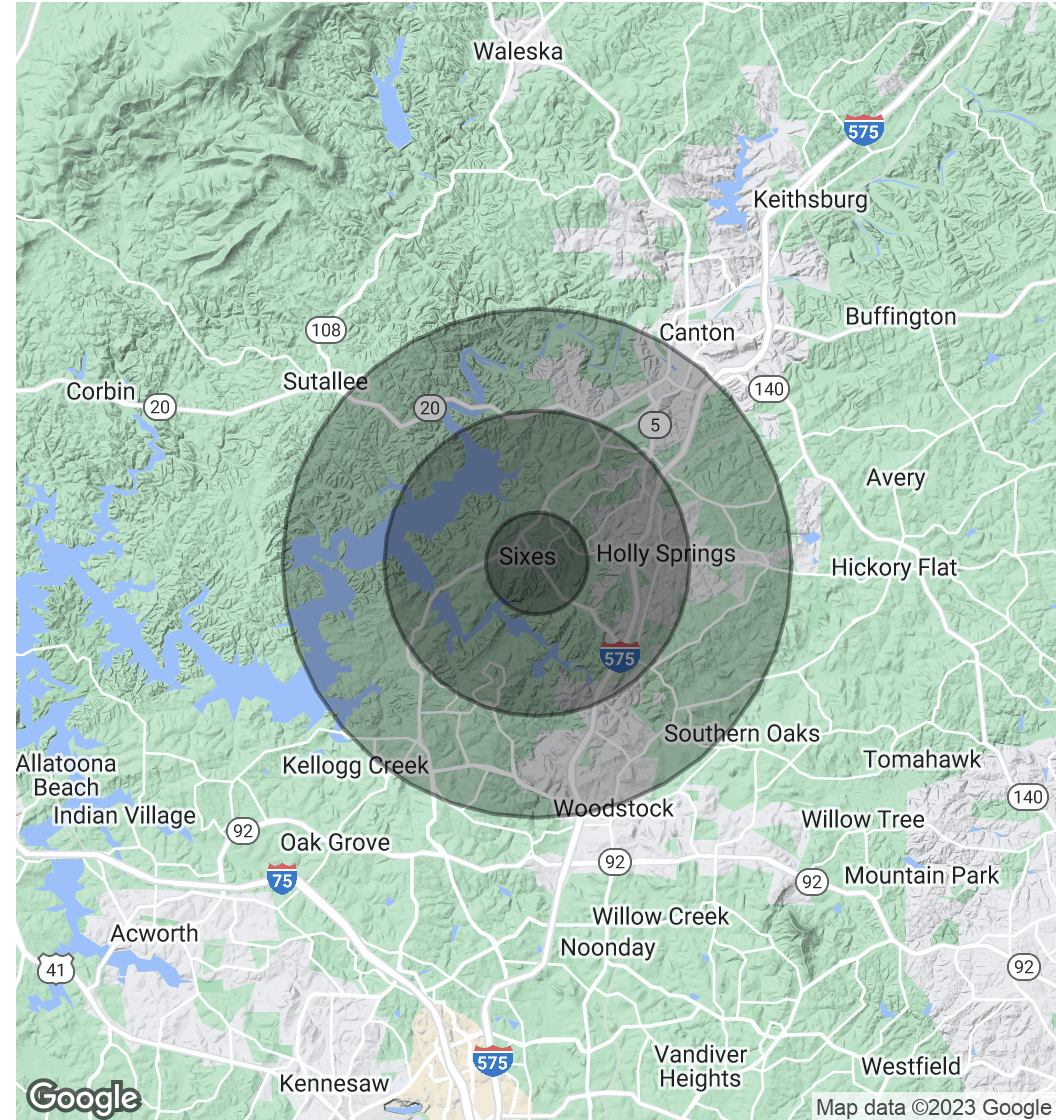
CANTON, GA 30114



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,719	30,144	77,945
Average age	34.2	35.2	35.3
Average age (Male)	34.3	34.9	34.5
Average age (Female)	34.0	35.2	35.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	1,344	10,679	27,850
# of persons per HH	2.8	2.8	2.8
Average HH income	\$91,013	\$95,903	\$89,738
Average house value	\$253,378	\$255,792	\$242,462

* Demographic data derived from 2020 ACS - US Census



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