

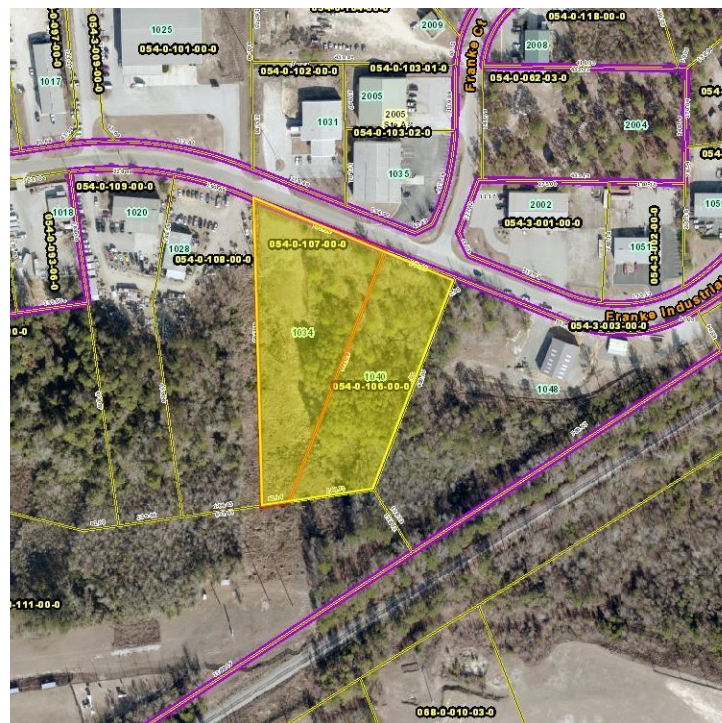
EXECUTIVE SUMMARY

ATKINS

COMMERCIAL PROPERTIES

LAND FOR SALE

4.39 ACRES IN BOBBY JONES BUSINESS PARK
1034 FRANKE INDUSTRIAL DRIVE, AUGUSTA, GA 30909



OFFERING SUMMARY

Sale Price:	\$156,900
Lot Size:	4.39 Acres
Price / Acre:	\$35,740

PROPERTY OVERVIEW

Two Lots totaling 4.39 Acres located on Franke Industrial Dr. The Lots are Zoned (LI) Light Industrial. Located in Bobby Jones Business Park which is home to Yohe Plumbing, Allen Batchelor Construction, Vallen Distribution, Capital Electric and Augusta Tile Crafters and AbaCare to name a few. Barton Chapel Road at Gordon Highway and Wrightsboro Road.

LOCATION OVERVIEW

Discover the untapped potential of Augusta, Georgia, where Southern hospitality meets thriving business opportunities. Situated in the heart of Bobby Jones Business Park, the property offers unparalleled access to major transportation routes and a workforce ready for growth. Surrounding this prime industrial location, investors will find a dynamic mix of shopping, dining, and entertainment options, as well as nearby green spaces like the Augusta Canal and Patriots Park. With a rich history and a promising future, this area presents a unique opportunity for land and industrial investors to establish a strong presence in a city on the rise.

PROPERTY HIGHLIGHTS

- 4.39 Acres
- Zoned Light Industrial

For More Information:

Scott A. Atkins, SIOR, CCIM

President

scott@atkinsrealty.com



706.650.1446 | 208 A Pitcarin Way Augusta, GA 30909

ADDITIONAL PHOTOS

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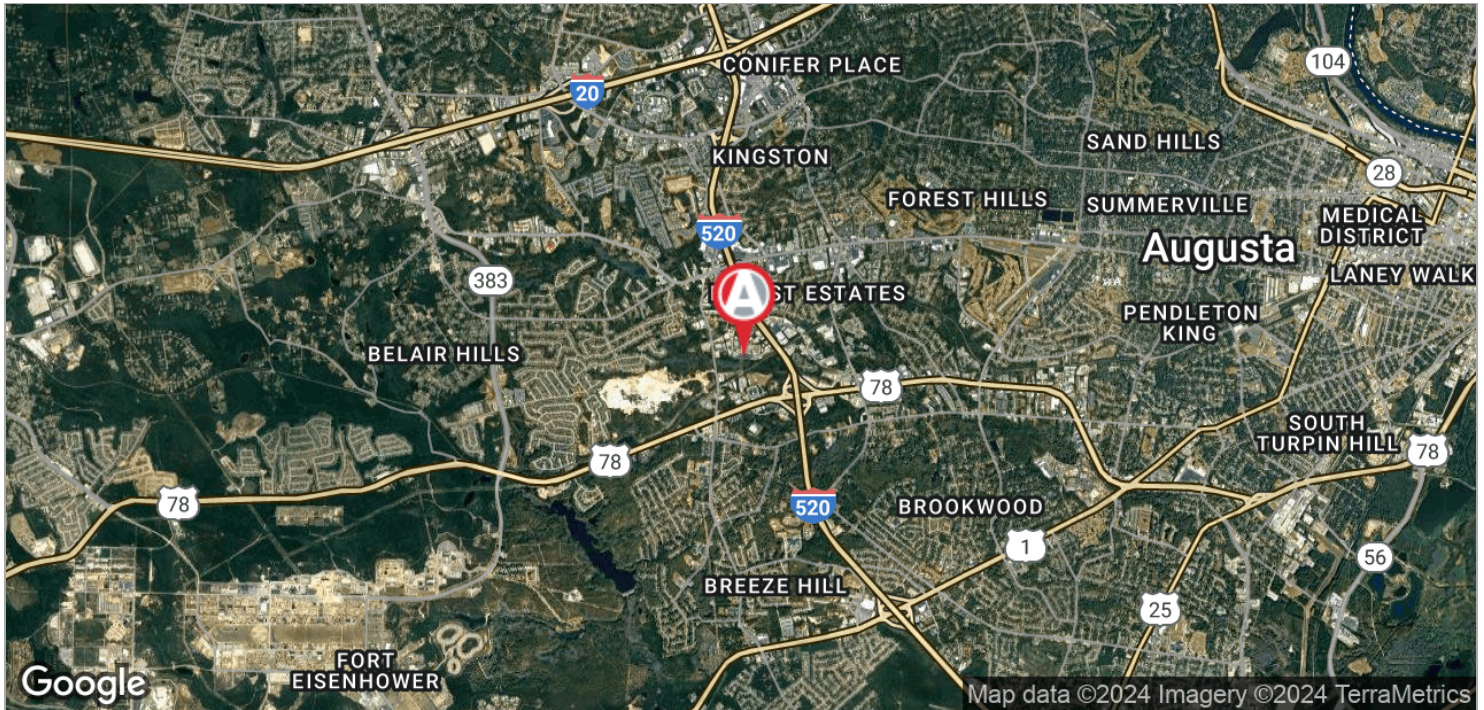
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