

FREESTANDING AUTO SERVICE BUILDING | ± 2,050 SF

4130 E PONCE DE LEON AVENUE

CLARKSTON, GA 30021

FOR SALE

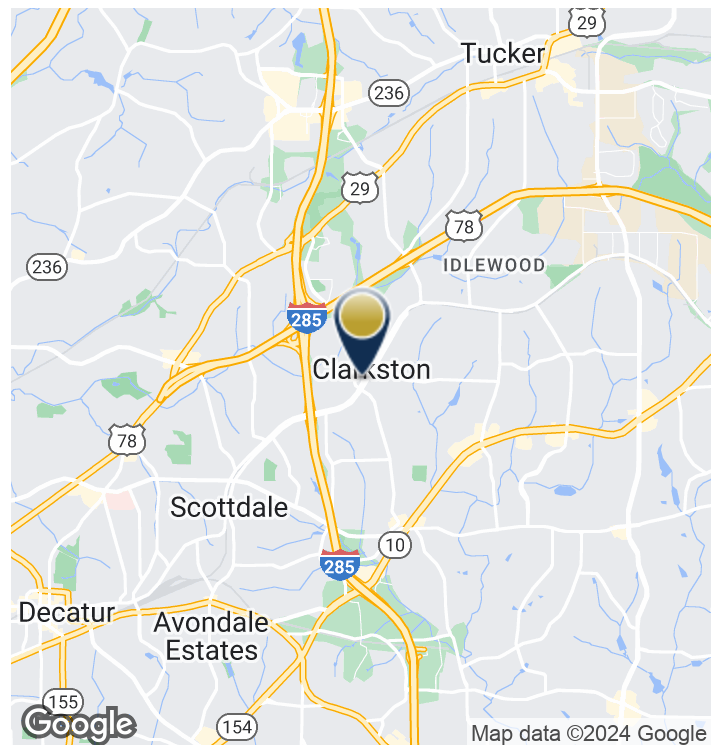


PROPERTY HIGHLIGHTS

- ± 2,050 SF freestanding auto service property in Clarkston
- Offered for sale at \$580,000
- Business is included in sale
- Tenant will vacate upon sale
- Includes 3 drive-in bays
- 18 surface-level parking spaces
- Monument signage available
- Equipment included (oil inventory extra)
- Situated on a 0.64-acre corner site
- Less than 1 mile east of Interstate 285

LOCATION OVERVIEW

This property is located 0.7 miles east of Interstate 285, 4.4 miles northeast of Decatur and 12 miles northeast of Downtown Atlanta. Nearby retailers include Walgreens, The Home Depot and Family Dollar.



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Information contained herein may have been provided by the seller, landlord or other outside sources. While deemed reliable, it may be estimated, projected, limited in scope and is subject to change or inaccuracies. Pertinent information should be independently confirmed prior to lease or purchase offer or within an applicable due diligence period.

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DEMOGRAPHICS

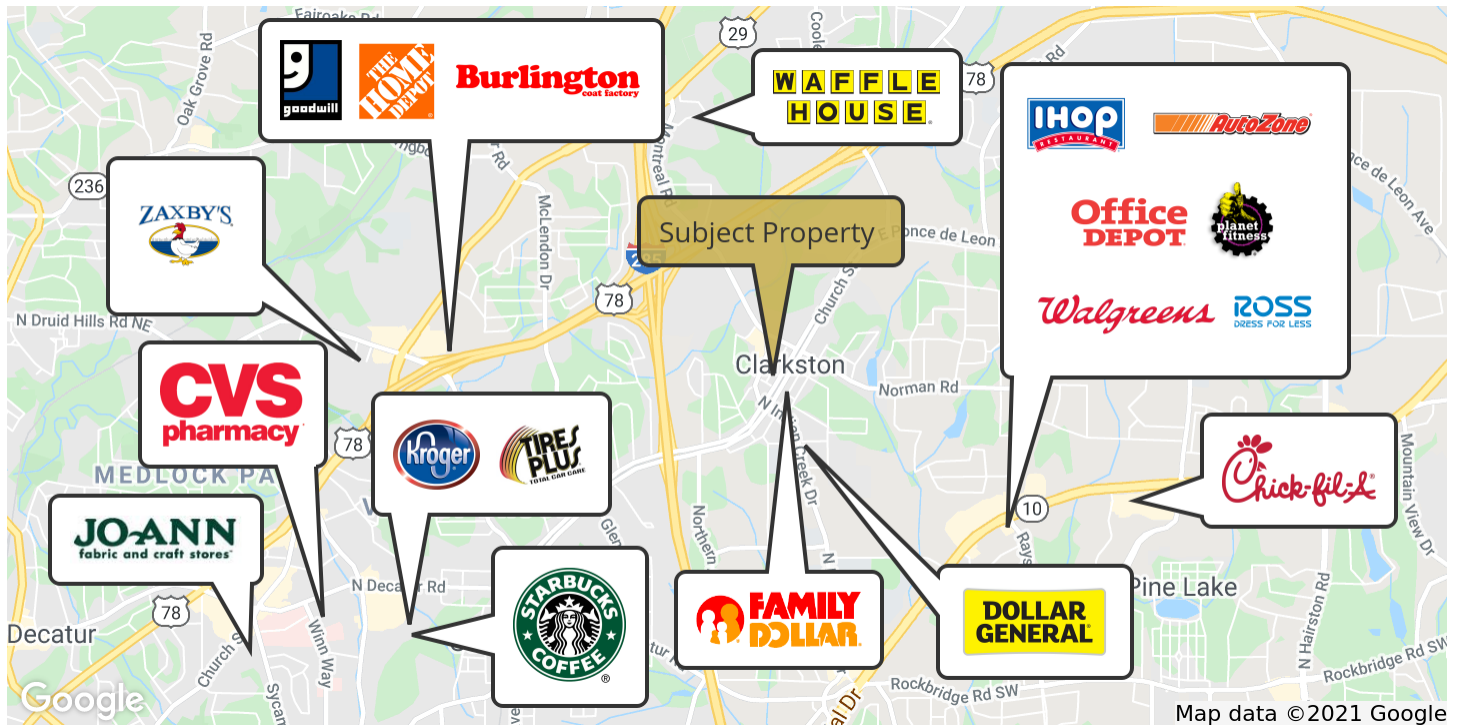
	1 Mile	2 Miles	3 Miles
Total Households:	7,287	19,725	38,425
Total Population:	19,602	50,812	99,834
Average HH Income:	\$39,295	\$47,897	\$55,275

*Data derived from ESRI

PROPERTY PHOTO



NEARBY RETAILERS



Map data ©2021 Google



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Rear entrance to bays



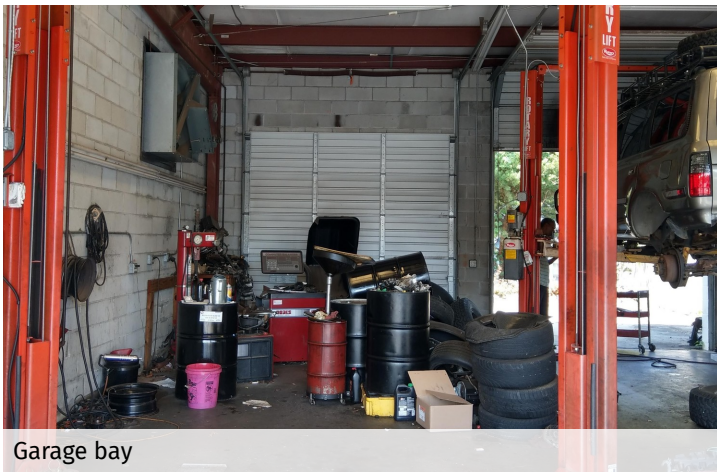
Front parking lot and bays



Customer waiting area



Customer check-out and waiting area



Garage bay



Garage bay

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