

***Large Mixed Use Parcel
South Park Retail Corridor
Carrollton, GA.***



For Sale

- 17 +/- acres of mixed use, zoned commercial and industrial in the busy South Park retail corridor
- Inside city with water and sanitary sewer at curb
- Walking distance to shopping, grocery, restaurants, urgent care and churches
- New street (Centennial Rd.) finished with storm and utilities in place
- Several pad ready retail sites with one large (10+ acres) residential tract
- Senior housing is probably highest and best use for large tract
- Two commercial pads front Central High Road
- Property backs up to Carrollton bypass and has easy access
- Tanner Medical Center less than a mile away
- Good topo with no water or rock issues
- Great traffic, visibility and synergy
- Price varies with acreage

***Offered Exclusively by
Commercial Realty Services of West Georgia
Mike Patterson, CCIM
770-301-1886 ebroker@msn.com***



GVI GEORGIA & WEST, INC. ENGINEERING • LAND SURVEYING • LAND PLANNING 1000 W. MARKET STREET, SUITE 200 ATLANTA, GA 30338 (404) 525-1100 www.gviinc.com	
PLAN CITY OF CARRINGTON CENTENNIAL ROAD EXTENSION LACROSSE, MISSISSIPPI CARROLL COUNTY, MISSISSIPPI 10/15/2013 10/15/2013	SHEET NO. C-1.0