

81.12± AC For Sale

48 Hollis Road and Alcovy Trestle Road
Social Circle, GA 30025 (Newton County)



Lot Size: 81.12 ± AC Tracts A & B

Tract A: 42.89± AC

Tract B: 38.23± AC

Frontage: Tract A: 2,500'± frontage on Alcovy Trestle Road.

Depth: Ranges from 900± to 1,600'±

Zoning: Agricultural

Topography: Gently Rolling

Traffic Count: 540 VPD on Alcovy Trestle Road.

11,300 VPD on GA Highway 11.

Utilities: See included map for water locations. 16' water main is currently on the property with plans to install a 24' line. Property has access to sewer with plans & engineering already complete. Sewer can be extended to site in 16 months.

Rail: Runs along the northern border of Tract A.

Description: Property has rail on the northern property line for Tract A. Property is divided by Hollis Road, which has water all along the road.

Notes: Great tract for industrial development or multifamily.

Sale Price: \$37,500 Per Acre

**FOR MORE
INFORMATION
CONTACT**

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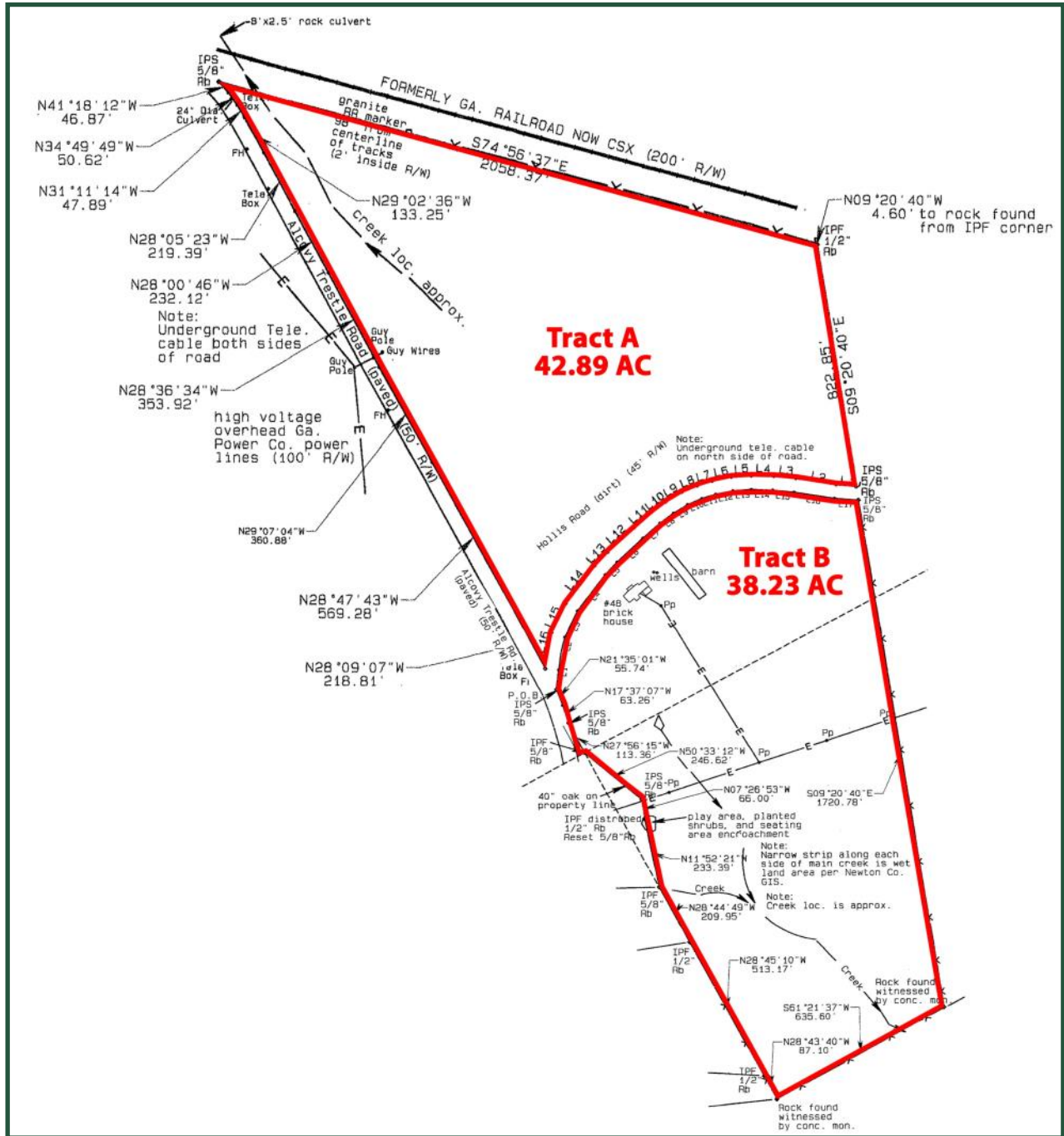
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Survey



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Water Access Map



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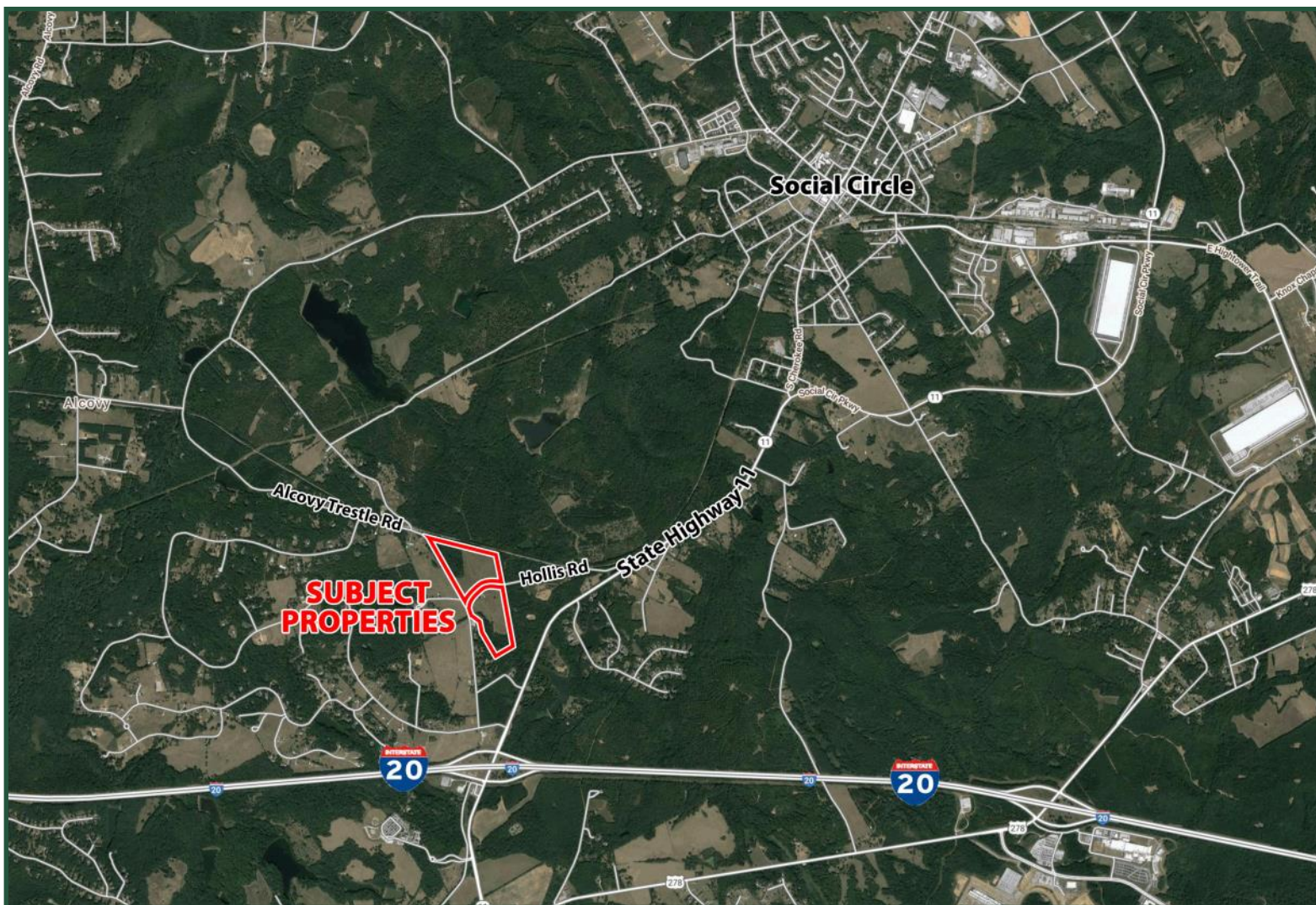
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Aerial



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