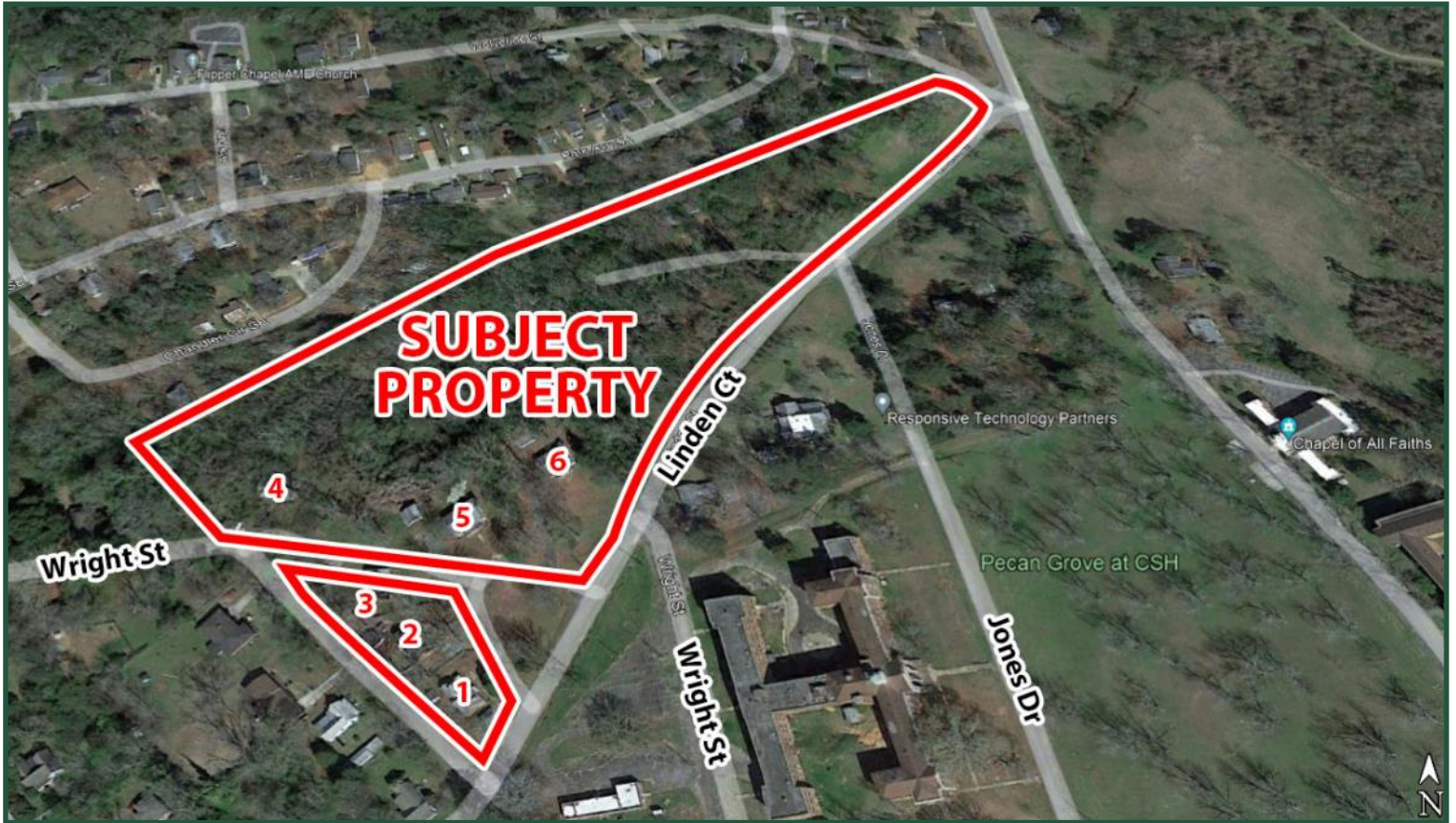


**Renaissance Park - Formerly Central State Hospital Campus**  
Ideal Investment Opportunity  
11.25 AC with 6 Cottages  
400 Linden Court  
Milledgeville GA 31061



- Lot Size:** 11.25± Acres
- Buildings:** 6 Cottages, needing renovation, with hardwood floors and masonry fireplaces.  
4 brick - 2 story, 3 bedroom/2 bath with partial basements, car ports, 1,900 sf - 2,100 SF  
2 clad - 3 bedroom/2 bath, master bedroom has hallway bath, other 2 bedrooms have Jack & Jill bath, crawlspace, 2,000± SF
- Utilities:** All available
- Notes:** Ideal investment for rental property or to rehab and sell. These cottages would be suitable for either residential or office.
- Location:** Property is located in the Mixed-Use Renaissance Park. Located on Linden Court, near the Chapel of All Faiths and the Pecan Grove. Other businesses nearby include Dublin Gas Company, Clear Choice Exteriors, and the new Sterling Solar Farm.

**SALE PRICE: \$250,000**

**FOR MORE  
INFORMATION  
CONTACT**

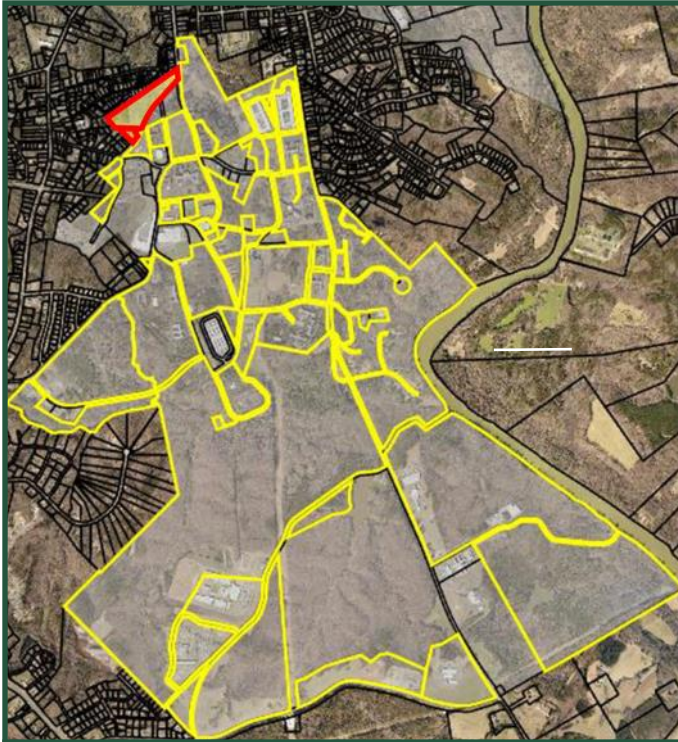
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**Renaissance Park**  
**Formerly Central State Hospital Campus**  
**Mixed Use Development**  
**2,200 acres | Milledgeville | 31061**



**Renaissance Park Highlights:**

- 2,200 acres consisting of 800 acres of infrastructure and approximately 200 buildings
- Renaissance Park is located in the Opportunity Zone
- Ideal investment for the future growth.
- Convenient to Downtown Milledgeville, Georgia College & State University, Georgia Military College, Atrium Health Navicent Baldwin Hospital, The Industrial Park, and the North Columbia Retail Corridor.
- Located minutes from the 441 Bypass and the Fall Line Freeway.



**11.25 AC on Linden Court  
With 6 Cottages for rehab  
Highlighted Above**

**Park Size:** ±2,200 AC consisting of 200± Buildings

**Utilities:** All Available - (electric, water, gas, and internet) throughout the 2,200 acre development

**Businesses:** The Park is the home to the Bobby Parham Kitchen (123,000 SF) that processes vegetables and fruits for hospitals, schools, food service partners, and retail clients (GA Grown). Future home of the GMC South Campus which will include student and staff housing, new ballfields, tennis courts, and the new GMC Activities Center. Trevana Remedy Inc is a 50,000 SF Medical Cannabis Facility that will be operational in the next 12 months. Sterling Energy Solar Project will begin construction on 20 AC in the late first quarter of 2022.

Additional businesses include Bostick Center (280 bed), Pineland – Cogentes, Alterra Networking, GA War Veterans Home (375 bed and PTSD building under construction), Responsive Technology Partners, The Bright House, GA Dept. of Behavioral Health & Development Disabilities, Youth Challenge Academy, Spire Electrical, Antebellum Garage Doors, ATD Auto Services, Clear Choice Exteriors, and Graystone Productions.

**Call Agent for More Information**

**FOR MORE  
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CONTACT**

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