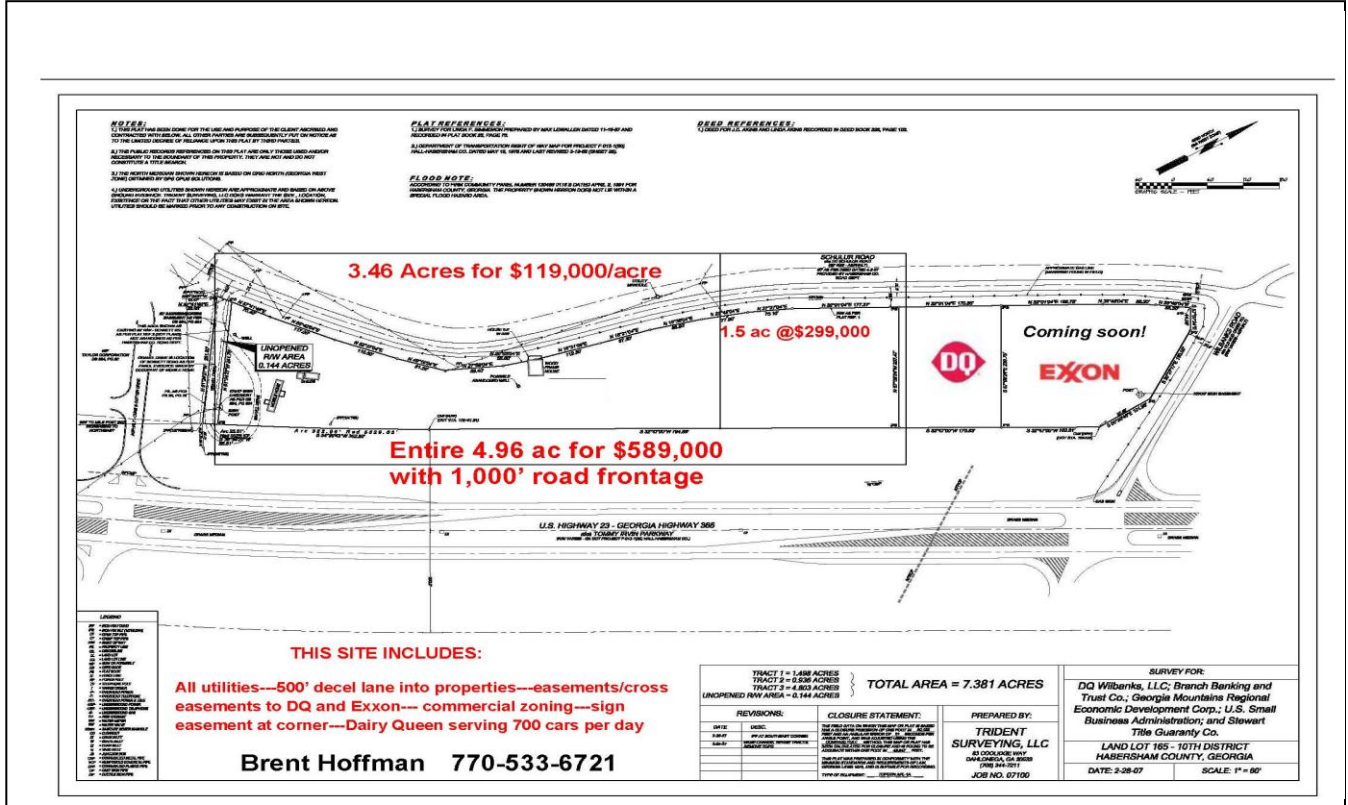




Commercial
Services

**NEXT TO NEW DAIRY QUEEN
HABERSHAM COUNTY**

**1.5 Ac @\$299,000 - 3.46 AC @\$119,000/Ac
OR Entire 4.96 acres for \$589,000
ON HIGHWAY 985/365**



ZONING: Hwy Bus/Liberal Commercial

BENEFITS: All utilities provided on site

- Sewer
- City water
- Natural gas
- 3-phase power
- Double road frontage
- Excess dirt available

INCLUDES:

- 500' decel lane in front of sites
- Easements/cross easements to DQ and Exxon along with access road
- Commercial zoning
- Sign easement at corner
- New survey and topo
- Clean Phase 1 & 2 EnvirOnmentals
- DQ serves **600-800** cars per day and opens at 5:30 AM.

Contact Brent Hoffman at 770.533.6721, email Brent@BrentHoffman.com OR
Don Grimsley at 770-533-6738, email DGrimsley@PrudentialGeorgia.com

Website: www.BrentHoffman.com

Prudential Georgia Realty – Gainesville, GA 770-536-3007



5 acres



EXON



Grill & Chill

Thank You



Grill & Chill

NOW OPEN



Grill & Chill



Enter

