

0 ATLANTA HWY NW

AUBURN, BARROW COUNTY, GA 30011

FOR SALE

±19.44 ACRES

COMMERCIAL/INDUSTRIAL DEVELOPMENT OPPORTUNITY

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Exclusive Listing Agents



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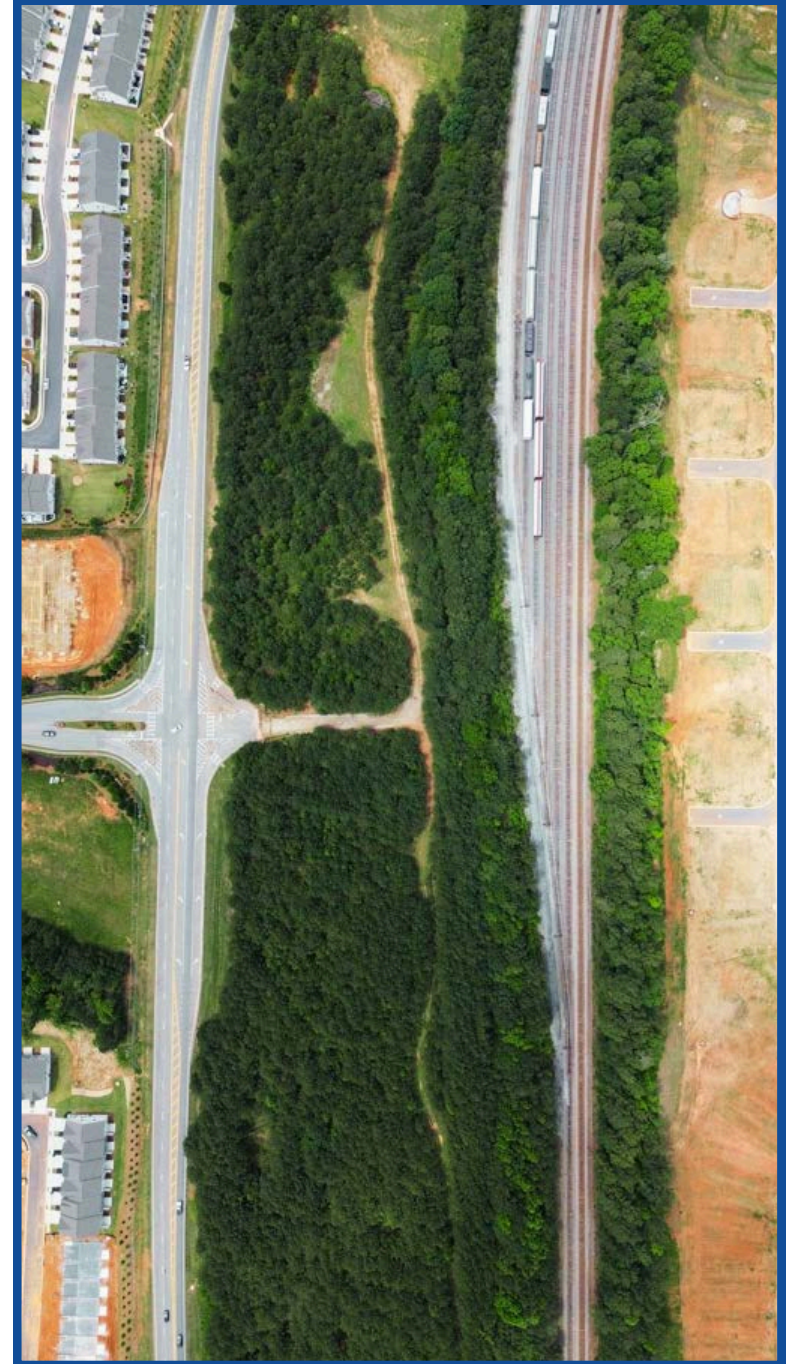
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Property Overview

FEATURE	DESCRIPTION
LAND AREA:	±19.44 Acres
MUNICIPALITY:	City of Auburn
PARCEL #:	AU05 035
ZONING:	Central Business & Hwy Commercial (C3)
ZONING DISTRICT:	2
FLOODPLAIN:	No
INGRESS/EGRESS:	Existing Curb Cut with Full Access to Atlanta Hwy NW and Decel Lanes
TOPOGRAPHY:	Flat (previously rough graded)
UTILITIES:	All available on site
DISTANCE TO HWY 316:	3.5 Miles
LOCATION:	Adjacent to The Rowen development Close proximity to downtown Auburn Across from Auburn Station residential development



Aerial Photos



NORTH VIEW

AUBURN STATION DEVELOPMENT ACCESS



Aerial Photos



NORTHEAST VIEW TOWARDS DOWNTOWN AUBURN

SOUTHEAST VIEW TOWARDS LAWRENCEVILLE



Aerial Photos



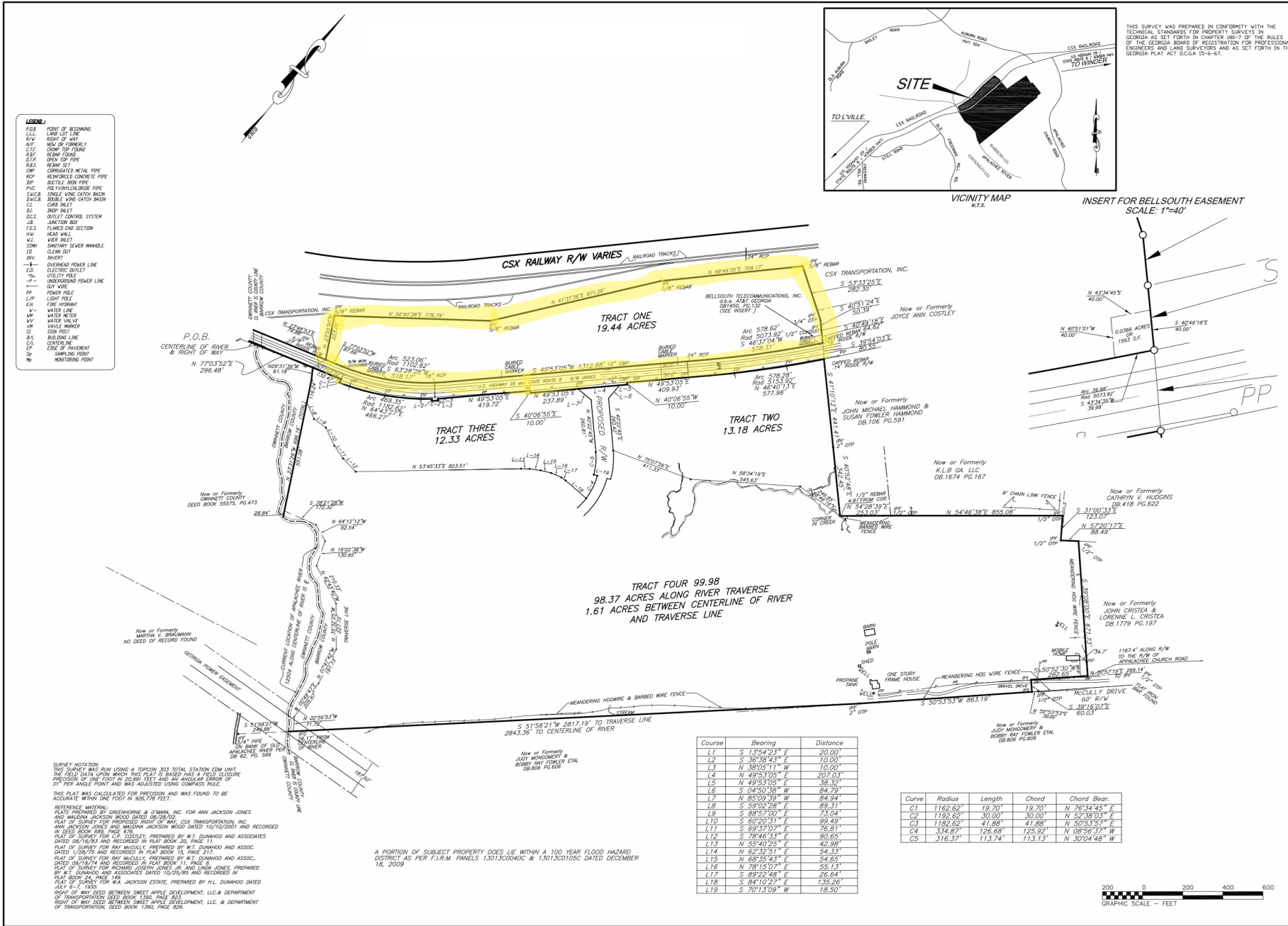
INTERSECTION AERIAL



WESTERN HALF AERIAL

Aerial Map





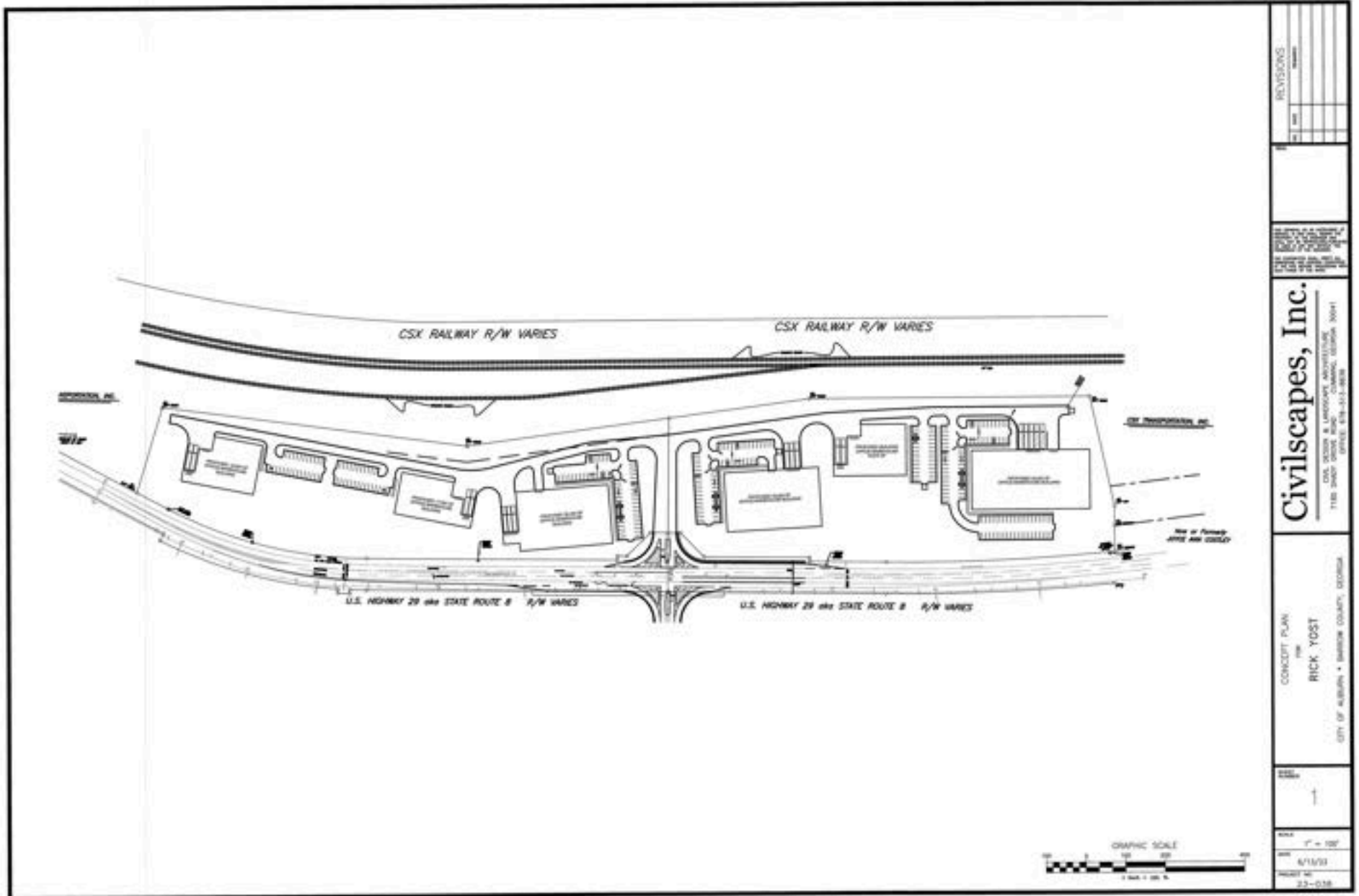
RINGO ABERNATHY & ASSOCIATES
CONSULTANTS
SURVEYORS
PLANNERS

174 DACULA ROAD - DACULA, GA 30019
Phone (770) 382-2626 - Fax (770) 272-3881

COUNTY: BARROW
DISTRICT/PARCEL: GMD 1740
LAND LOTS: 04, 20, 18
DATE: 04/20/18
SCALE: 1" = 200'
JOB NO.: 05040

BOUNDARY SURVEY FOR:
YOST COMMUNITIES @ AUBURN STATION, LLC

SHEET
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