



\$1,342,000

PRICING



8.00%

CAP RATE

**U.S. Department of Agriculture (USDA) &
All Risk Crop Insurance**

**United States Government / AA+ Credit
Leased Through the GSA**

**High Renewal Probability &
Long-Term Tenant**

**Commitment to the Property
Brand New Early Extension of Lease**

**Positioned Along Spencer's Primary
Commercial Corridor**

**Location -
US Highway 18**

CLICK HERE FOR WEBSITE & OFFERING MEMORANDUM



POINT OF CONTACT 

Brian Laner

Senior Investment Sales Analyst

blane@northmarq.com

678.347.2250

Northmarq.com

2475 Northwinds Parkway, Suite 200 | Alpharetta, GA