

FOR SALE: 2475 Athens Hwy (US Hwy 129) Gainesville, GA 30507



- \$1,400,000
- Approximately 15.67 +/- Acres
- Zoned Highway Business and Agriculture
- Approximately 30,000 VPD
- Multilane Highway
- Will sell subject to zoning change
- 400+/- Feet Road Frontage
- 2 Houses on the Property
- District with Exciting Future Development
- City of Gainesville Water
- Seller Open to Subdividing

**THE MARY MOELLER & BRYANT GREEN TEAM
BERKSHIRE HATHAWAY**

Mary.Moeller@bhhsgeorgia.com and BryantGreenTeam@yahoo.com

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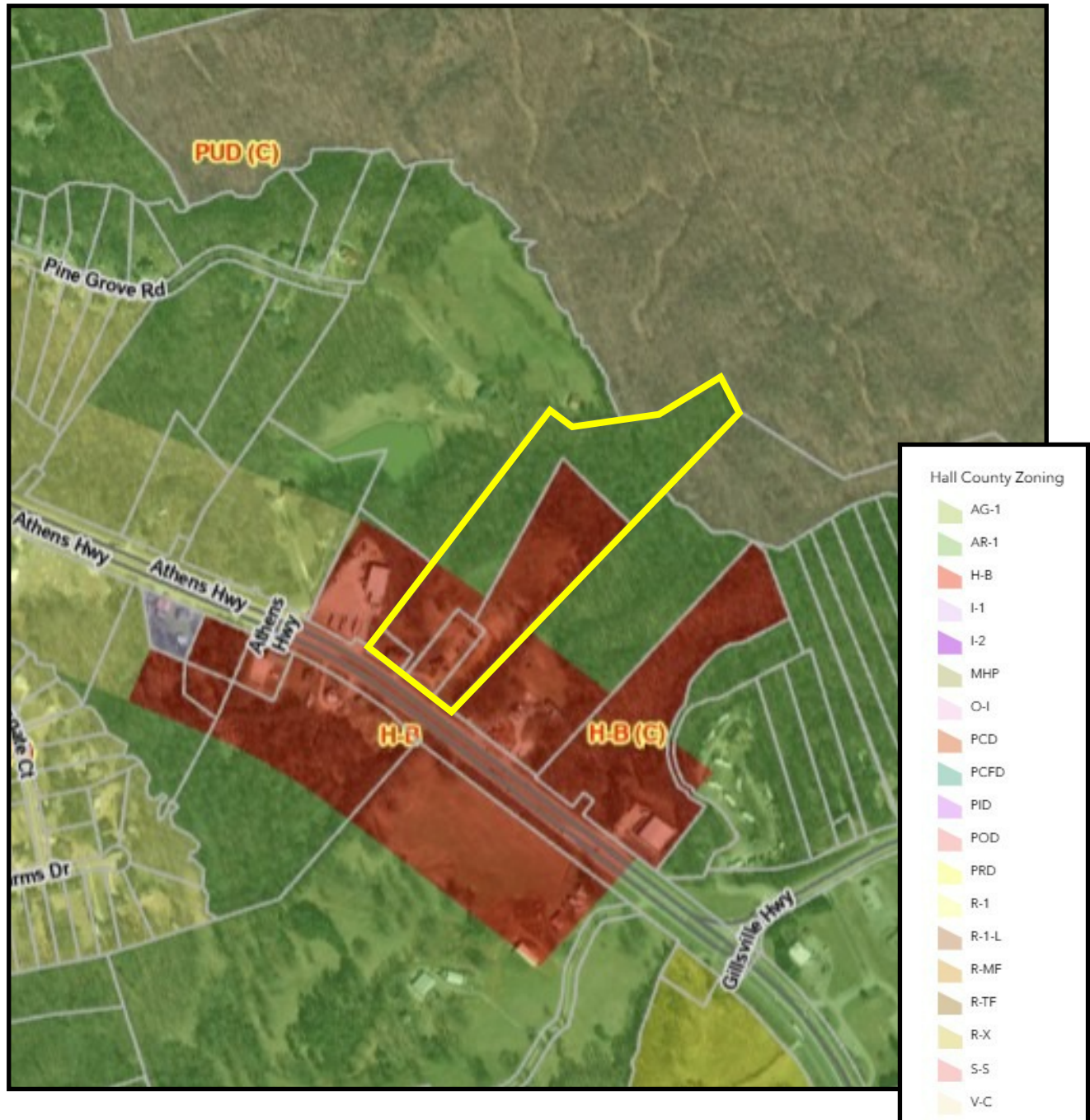


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The map shows the location of 2475 Athens Hwy (US Hwy 129) in Gainesville, GA. Callouts include:

- Lee Gilmer Memorial Airport**: A high-quality airport.
- Brenau University**: A historic university building.
- Chicopee Woods Nature Preserve**: A natural area with a river and forest.
- Elachee Nature Science Center**: A nature center with a river and forest.
- Northeast Georgia Medical Center, Inc**: A modern medical building.

Other landmarks on the map include Walmart Supercenter, Texas Roadhouse, Golden Corral Buffet & Grill, Lee Gilmer Memorial Airport, Georgia Department of Driver Services, Chicopee Woods Golf Course, and various schools and parks.

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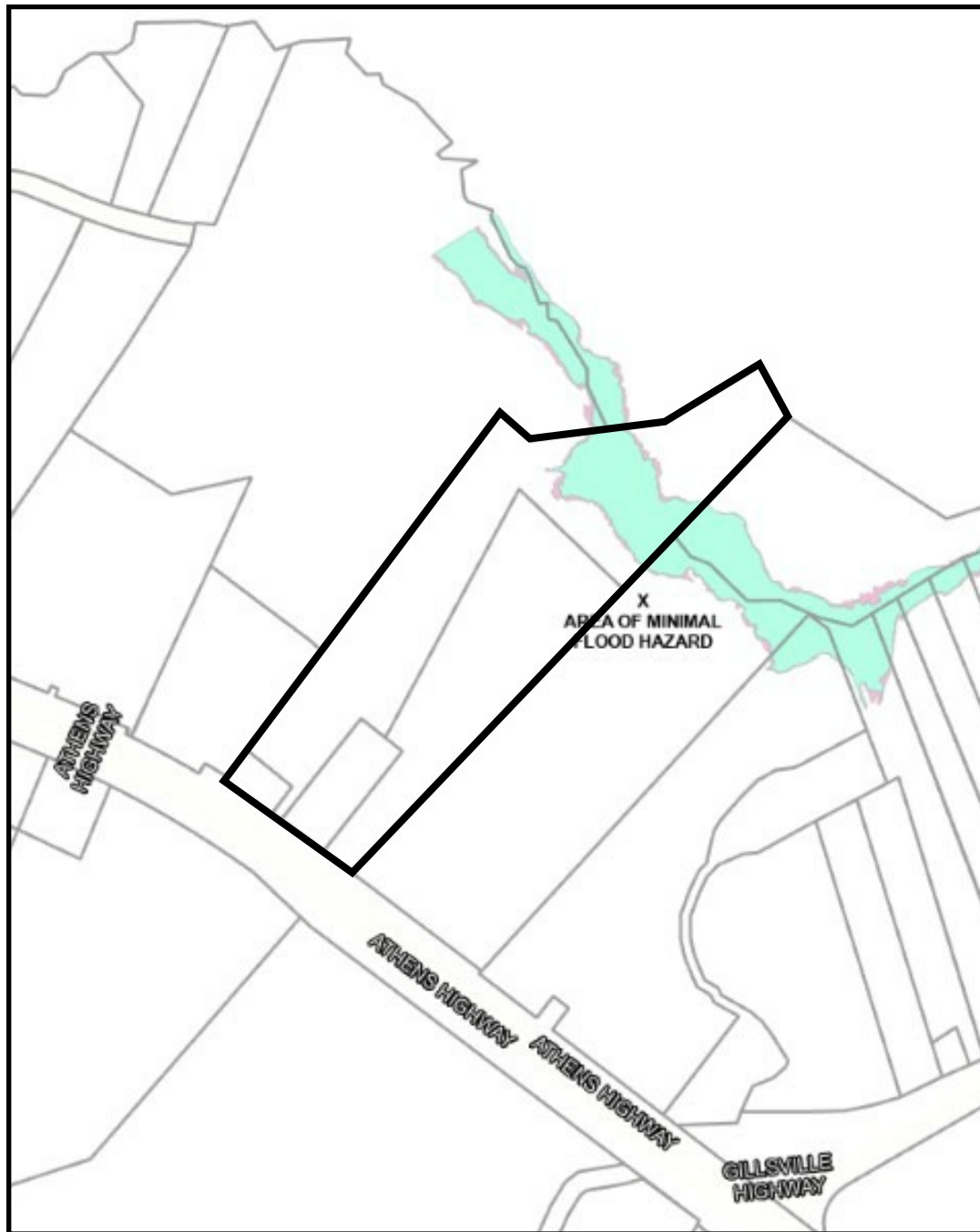


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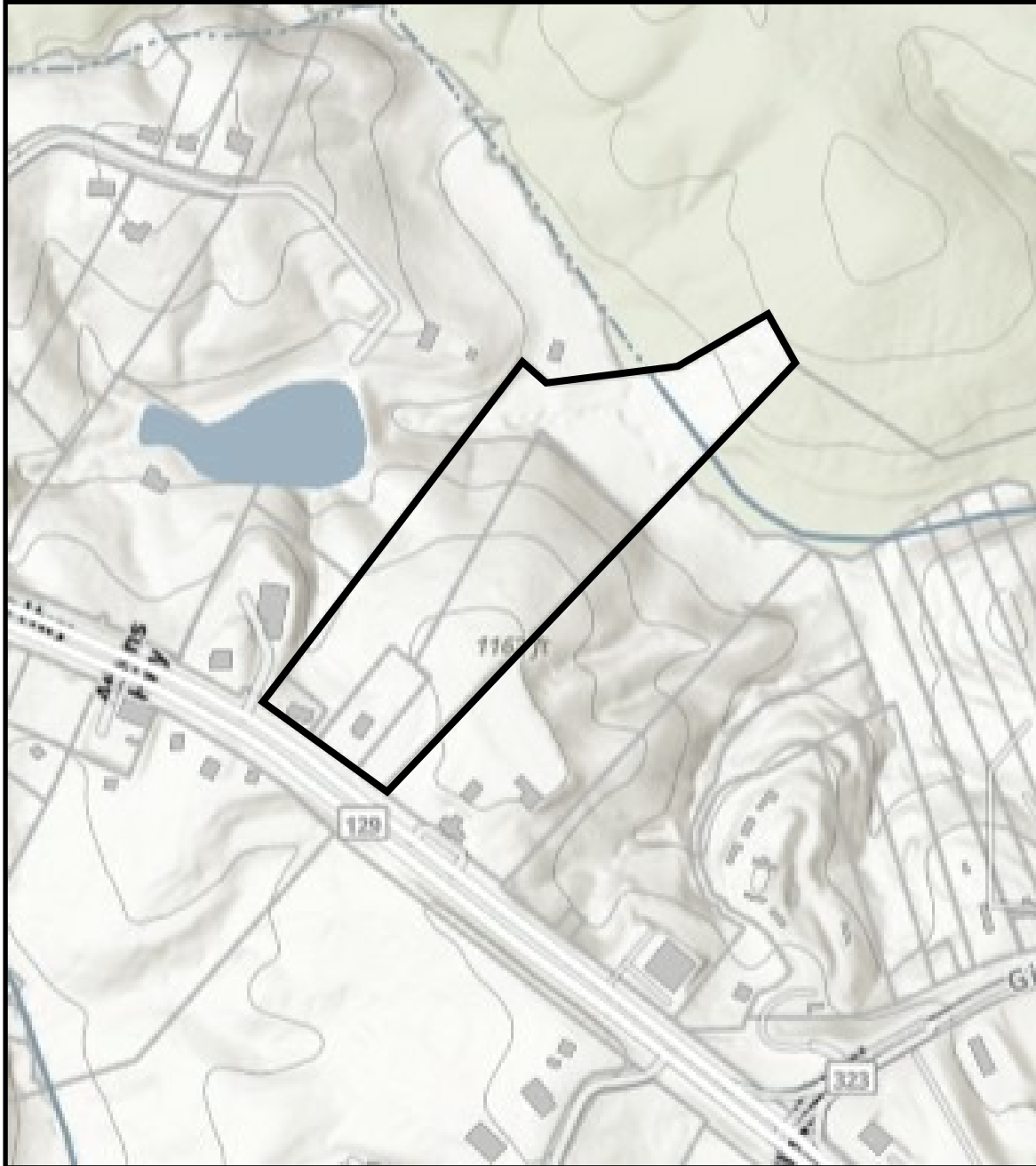


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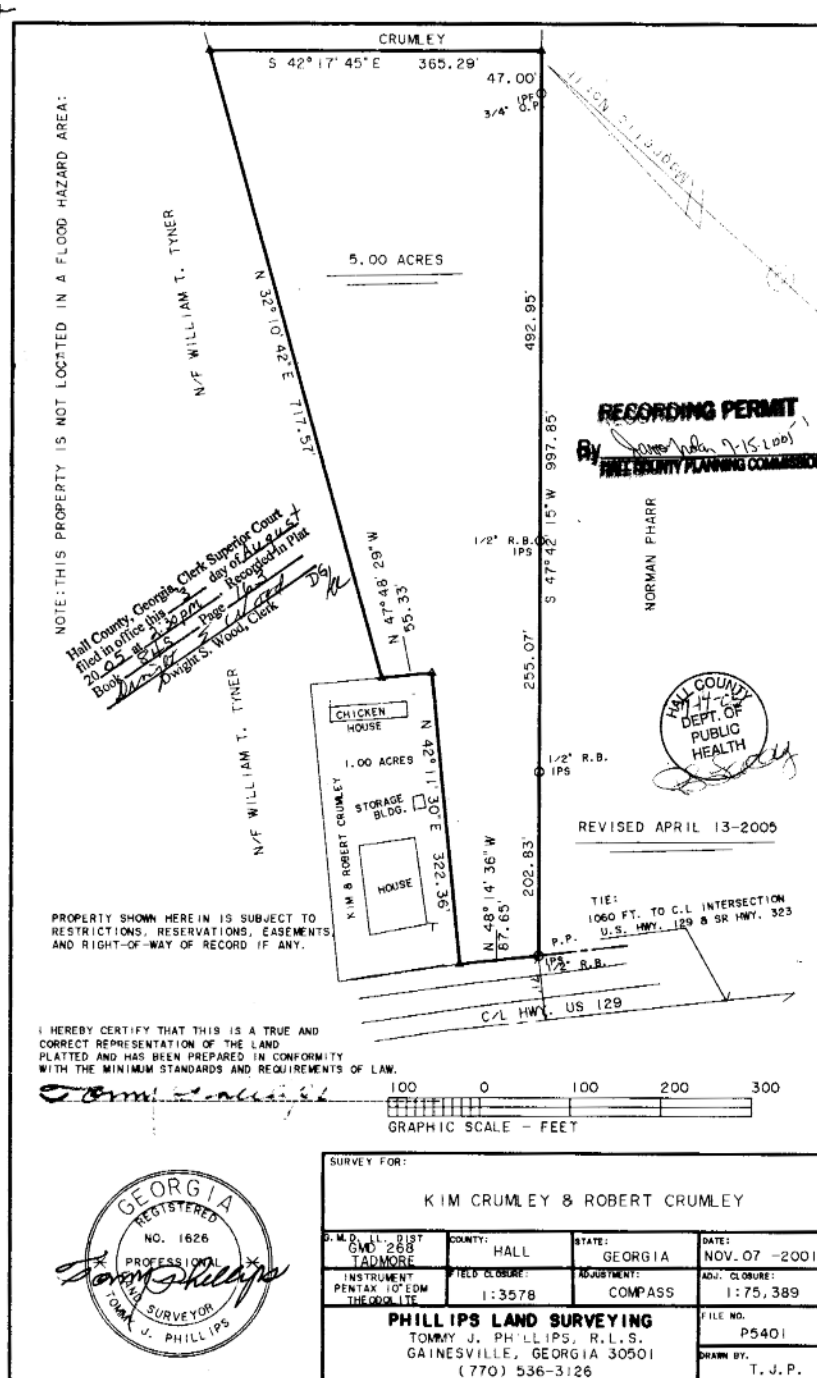
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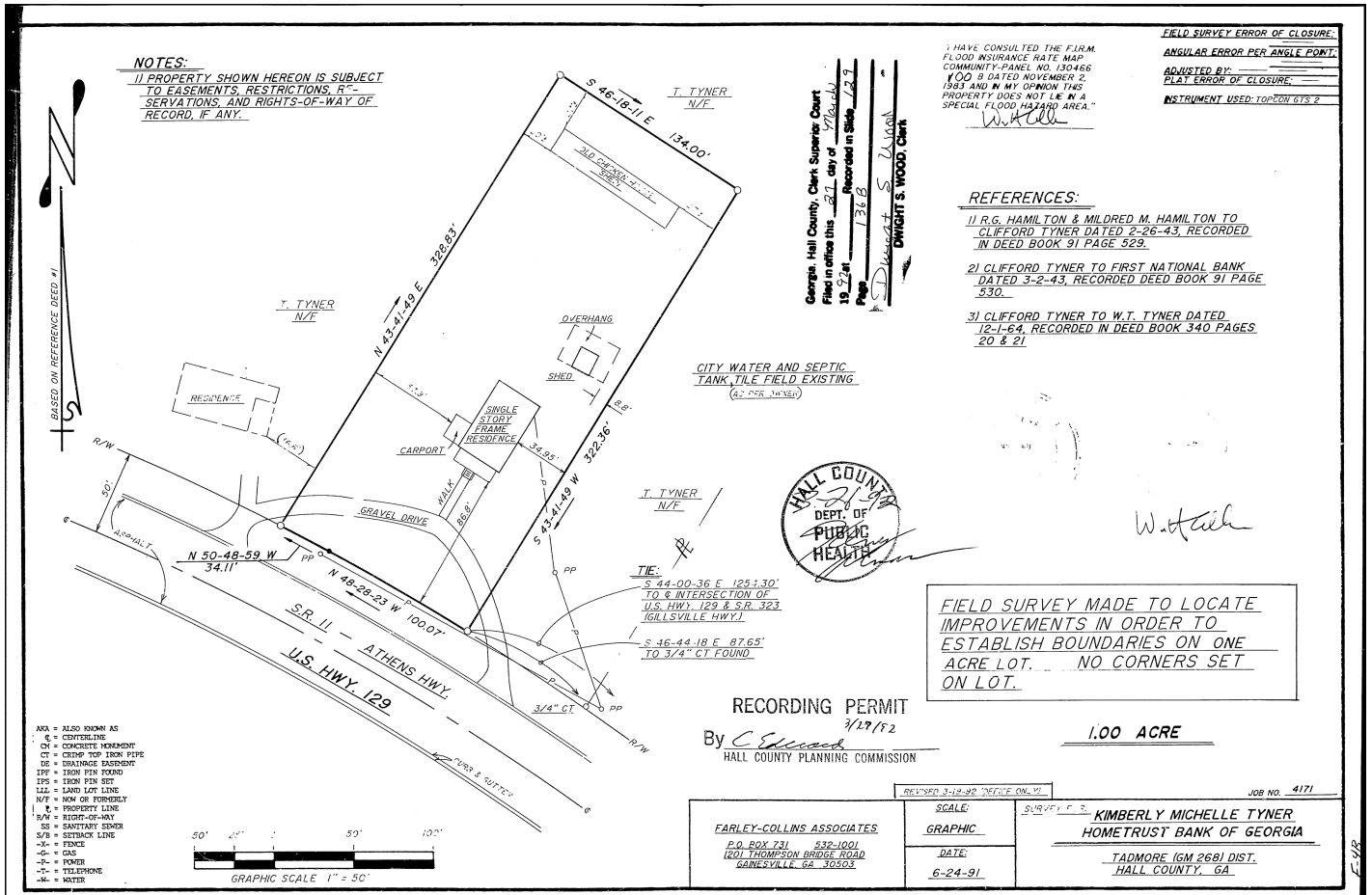


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