

# 0.299 Acre+- Commercial Lot Zoned General Business – Lake City

North Lake Drive, Lake City, Clayton County, GA 30260 · Tax Parcel 12177B A020



ASKING PRICE

**\$110,000**

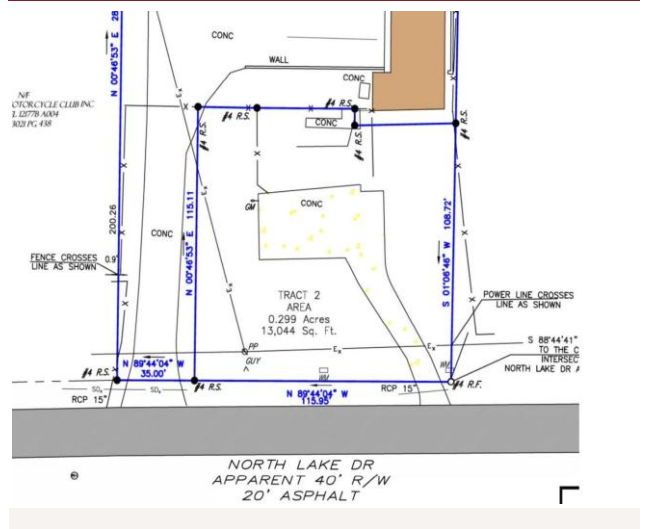
**\$8.45 / SF · ±0.299 acre**

## THE OPPORTUNITY

A rare, **commercial infill lot** on the Forest Parkway corridor in the City of Lake City, **zoned general business (BG)**. At ±0.299 acres, the parcel exceeds the city's 10,000-SF minimum and is buildable. The BG zoning allows a broad number of uses and the location is minutes from I-75, I-285 and I-675, with Hartsfield-Jackson roughly five miles south. Three shipping containers on the site are included with the sale.

- ◆ **BG zoning.** Retail, service, office and light-commercial uses.
- ◆ **Site accommodates a 5,000 SF+- building.** The 13,024 SF+- site exceeds the 10,000-SF minimum; 60' front / 5' side & rear setbacks yield roughly a 5,000 SF single-story building.
- ◆ **Affordable corridor entry.** A low-cost commercial position on commercial-industrial corridor with direct interstate and airport access.
- ◆ **Containers included.** Three shipping containers are included with the sale.
- ◆ **Corridor momentum.** \$4M GDOT Forest Parkway repave and nearby Fort Gillem logistics redevelopment support the area.

## SURVEY



**Matt Levin, CCIM**  
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Information deemed reliable but not guaranteed; buyer to verify all data including zoning, permitted uses, setbacks, utilities/sewer availability, flood status, dimensions and any environmental conditions through independent due diligence. This flyer is for marketing purposes only and is not an appraisal or an offer to sell. Zoning confirmed as BG (General Business) by City of Lake City staff; street address to be assigned upon conveyance. © 2026 Matthew Levin / Crye-Leike Commercial, Inc.