



DEVELOPMENT OPPORTUNITY

0 Welcome All Rd

Atlanta, GA 30349

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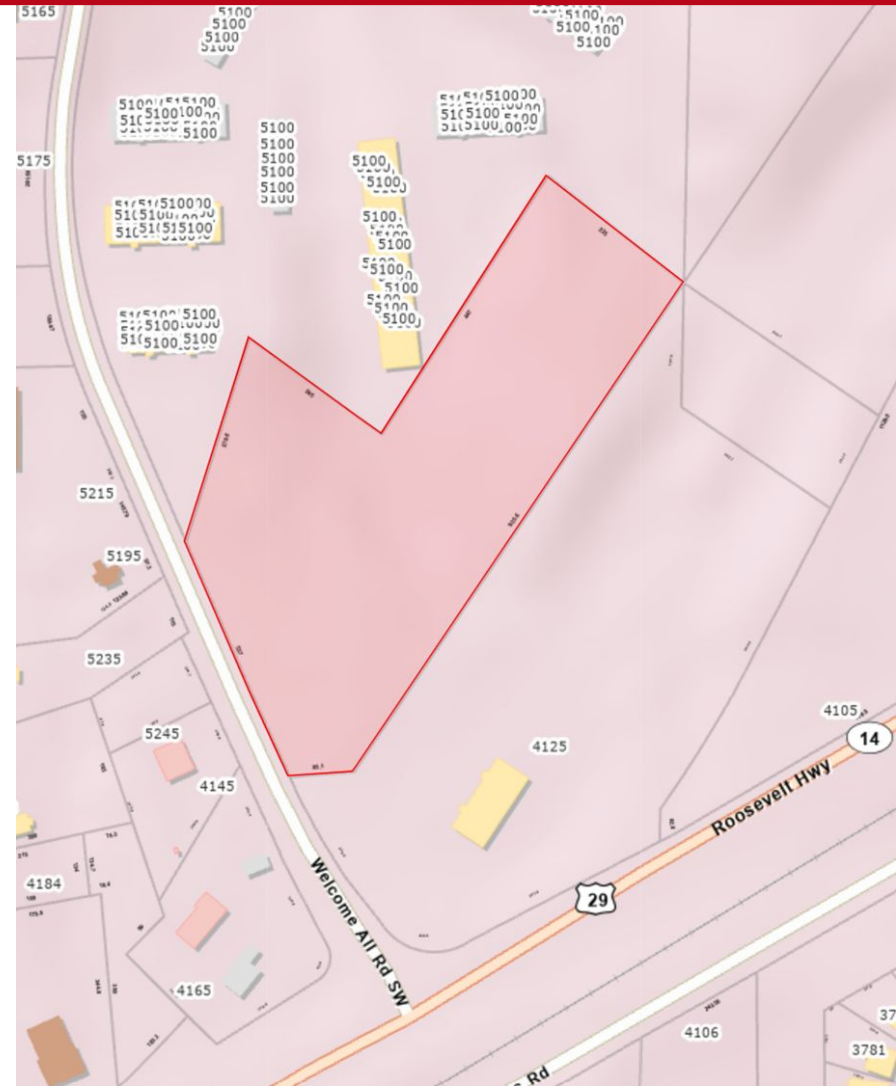


PROPERTY OVERVIEW



- +/- 6.53 Acres
- City of South Fulton- Fulton County
- Parcel ID: 09F250301270522
- Zoned C1 - Limited Commercial District
- +/- 380 ft of Frontage
- Less than 3 miles from the I-85/I-285 Junction
- 6 Miles from Hartsfield Jackson International Airport
- Ideal for Apartment or Commercial Development

Offering Price - \$340,000 per Acre



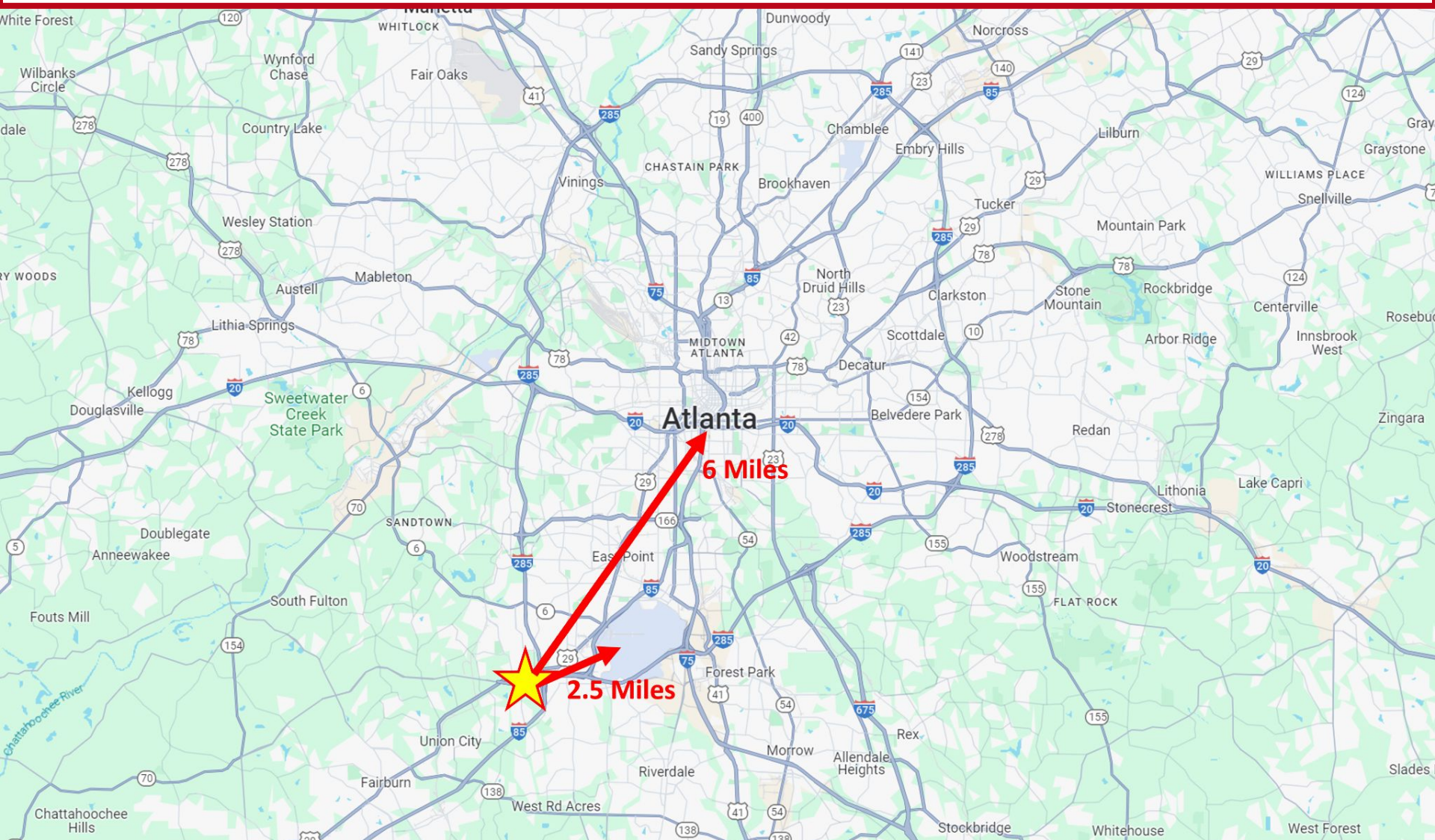


SUBMARKET AERIAL





DISTANCE MAP



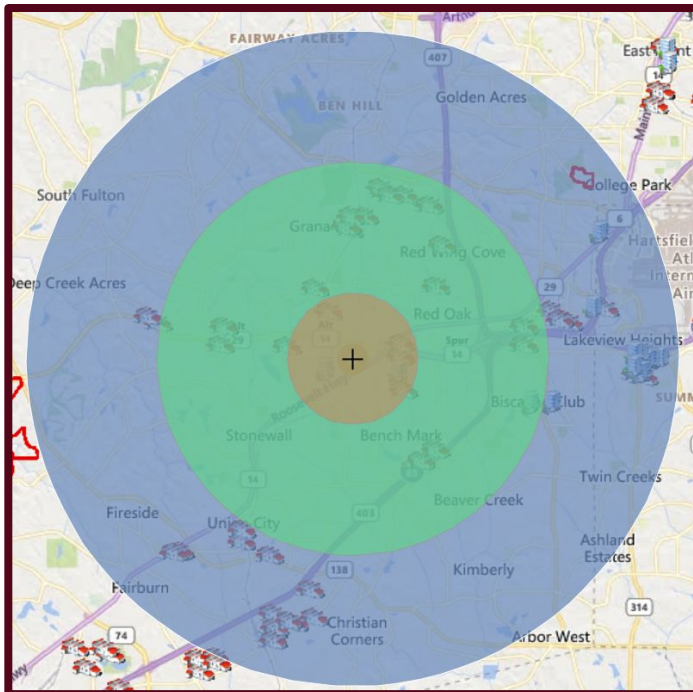
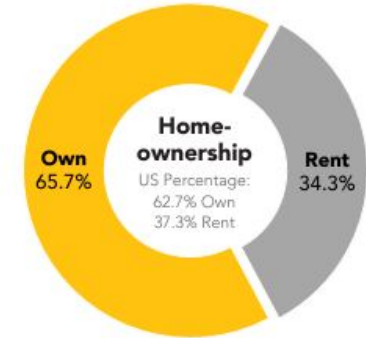
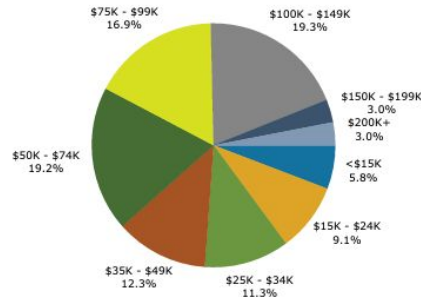


DEMOGRAPHICS

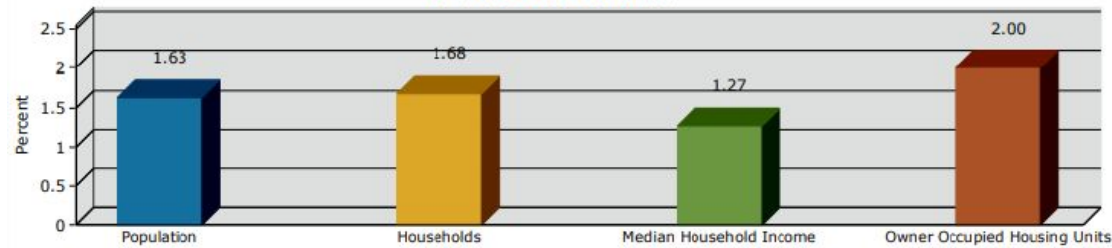


	Population	# of Households	Avg Household Income	Median Age
1 Mile	4,123	1,517	\$76,259	36
1-3 Miles	48,652	18,508	\$76,938	35
3-5 Miles	147,424	\$57,604	\$79,373	36

2024 Household Income



2020-2025 Annual Growth Rate



1 mile

Trends 2020-2025

