

FOR SALE

16,200± SF Former Senior Daycare Center - 3.5± Acres

277 S. Fairground Street, SE
Marietta, GA 30060



For more information,
please contact:

Dan Buyers

770.596.2629

tdb@mcwrealty.com

Peyton McWhirter

678.385.2705

pmm@mcwrealty.com

**McWhirter Realty
Partners, LLC**

300 Galleria Parkway

Suite 300

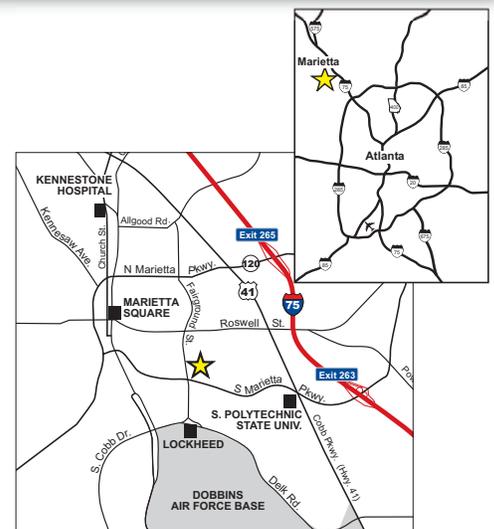
Atlanta, GA 30339

770.955.2000

www.mcwrealty.com

FEATURES

- 16,200± Square Feet Total
- 3.5± Acre Lot, with Abundant Parking
- Zoned O & I - Office Institutional, City of Marietta
- 13,620 Vehicles Per Day on Fairground St. (2011 GA DOT)
- Convenient Access to I-75, Cobb Parkway (US 41), Marietta Square, Kennesaw Hospital, Southern Polytechnic State University and Lockheed
- Asking Price: \$1,700,000
- Demographics:



	<u>3 miles</u>	<u>5 miles</u>	<u>10 miles</u>
2012 Est. Population	67,394	196,333	674,397
2012 Avg. Average HHI	\$57,288	\$66,381	\$89,649

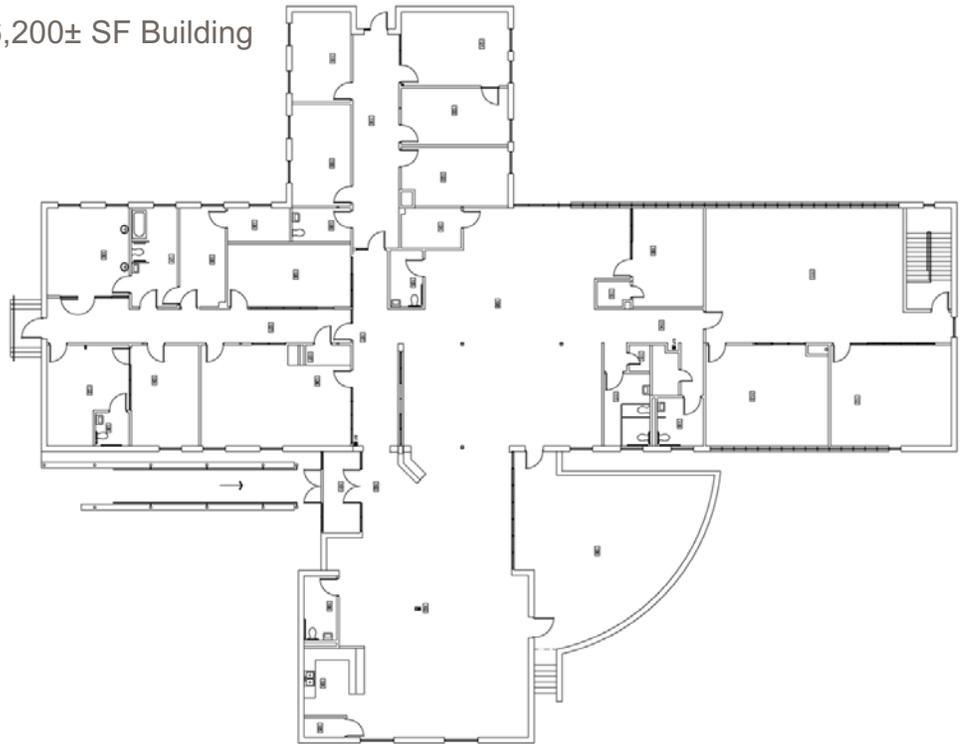
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**McWHIRTER
REALTY PARTNERS**

277 S. Fairground Street, SE
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16,200± SF Building



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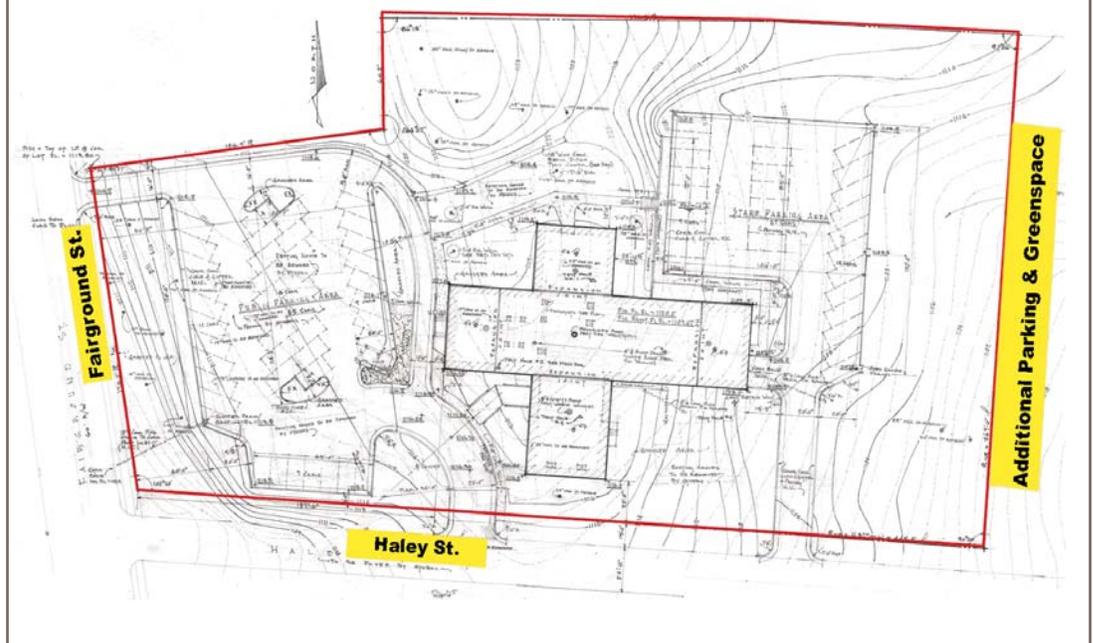
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**McWHIRTER
REALTY PARTNERS**

16,200± SF Two-Story Building - 3.5± Acres



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