



GA Hwy. 20 & Samples Road

FORSYTH COUNTY, GA

PROPERTY SUMMARY

Description: The property is located in Forsyth County on Samples Road which intersects with GA Hwy.20 and is approximately 10.2 Acres with land on both sides of the road (See Survey & Tax Plat). Excellent office/small retail location in one of the fastest growing markets in Georgia.

Price: \$175,000/Acre

Acreage: 10.2 Acres

Zoning: A-1

Topography: Sloping

Utilities: All Available

Traffic Counts:
(2002 Data: GA DOT) GA Hwy. 20 20,306

	<u>3 Mile Radius</u>	<u>5 Mile Radius</u>	<u>10 Mile Radius</u>
2007 Population	22,541	77,706	301,722
% Change in Population 2000-2007	64.89%	60.35%	43.54%
2007 Average Household Income	\$92,143	\$88,033	\$99,423

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