

Bank Foreclosed Office/Retail Building FOR SALE

EXCLUSIVELY REPRESENTED BY TRIPRISMA

Bank Foreclosed
2 Story Office/Retail Building
6062 Buford Hwy.
Norcross, GA 30071



Investment Property Information

1 General Overview

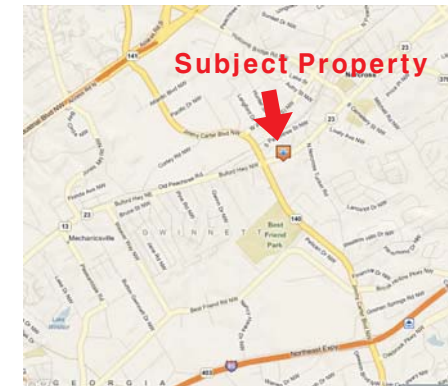
1. Price : \$1,100,000
2. 18,300 Sq. Ft./\$60.10 per Sq.Ft.
3. C2 Zoning / 0.99 Acres
4. Built 1985
5. 67 parking lots
6. Easy access to I-85 & I-285

2 Location

1. Excellent accessibility from major hwy. (I-85 and Peachtree Ind. Blvd)
2. Located on busy Buford Hwy with an approximate 33,700 cars per day traffic count
3. Average House Hold Income : \$68,217 within 5 mile radius
4. Excellent exposure

3 Investment Highlight

1. Bank owned office building
2. Attractive two story office building
3. Stabilized multi-tenant office building
4. Below market stabilized rents
5. Recession-resistant investment
6. Rare opportunity to purchase well maintained office building



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