

Barrett Parkway Development

6652 Ernest Barrett Parkway SW, Marietta, GA 30064

LAND FOR SALE



PROPERTY DESCRIPTION

We are pleased to offer 16+ acres at the lighted intersection of Earnest Barrett Parkway and Macedonia Road. This property is across the street from Walmart. This acreage is zoned CRC, commercial retail center, in Cobb County. The Cobb Commissioner is comfortable with the commercial/retail use but is opposed to any rental housing.

This property is table to be annexed into the City of Powder Springs. Powder Springs just annexed and rezoned the 56+/- acres on the NW corner of Macedonia and Barrett.

There is no set maximum units per acre for multifamily and there is no set height limit for buildings. These issues are worked through with the City during the Planning and Zoning Process. There are several Cobb County attorneys with positive relationships with Powder Springs.

LOCATION DESCRIPTION

The property is located at the intersection of Ernest Barrett Parkway and the end of Macedonia. There is a traffic light at this intersection. Coming from the East-West Connector, cross Powder Springs Road. The E-W Connector becomes Ernest Barrett Parkway at this point. There is a Walmart Super Center located across the street from this site. Property is locate just north at Macedonia Rd .

OFFERING SUMMARY

Sale Price:	\$500,000 / acre
Lot Size:	16 Acres

DEMOGRAPHICS	3 MILES	6 MILES	10 MILES
Total Households	21,760	81,746	227,859
Total Population	58,333	218,175	569,172
Average HH Income	\$76,238	\$82,351	\$87,236

Craig Floyd

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Gina Johnson

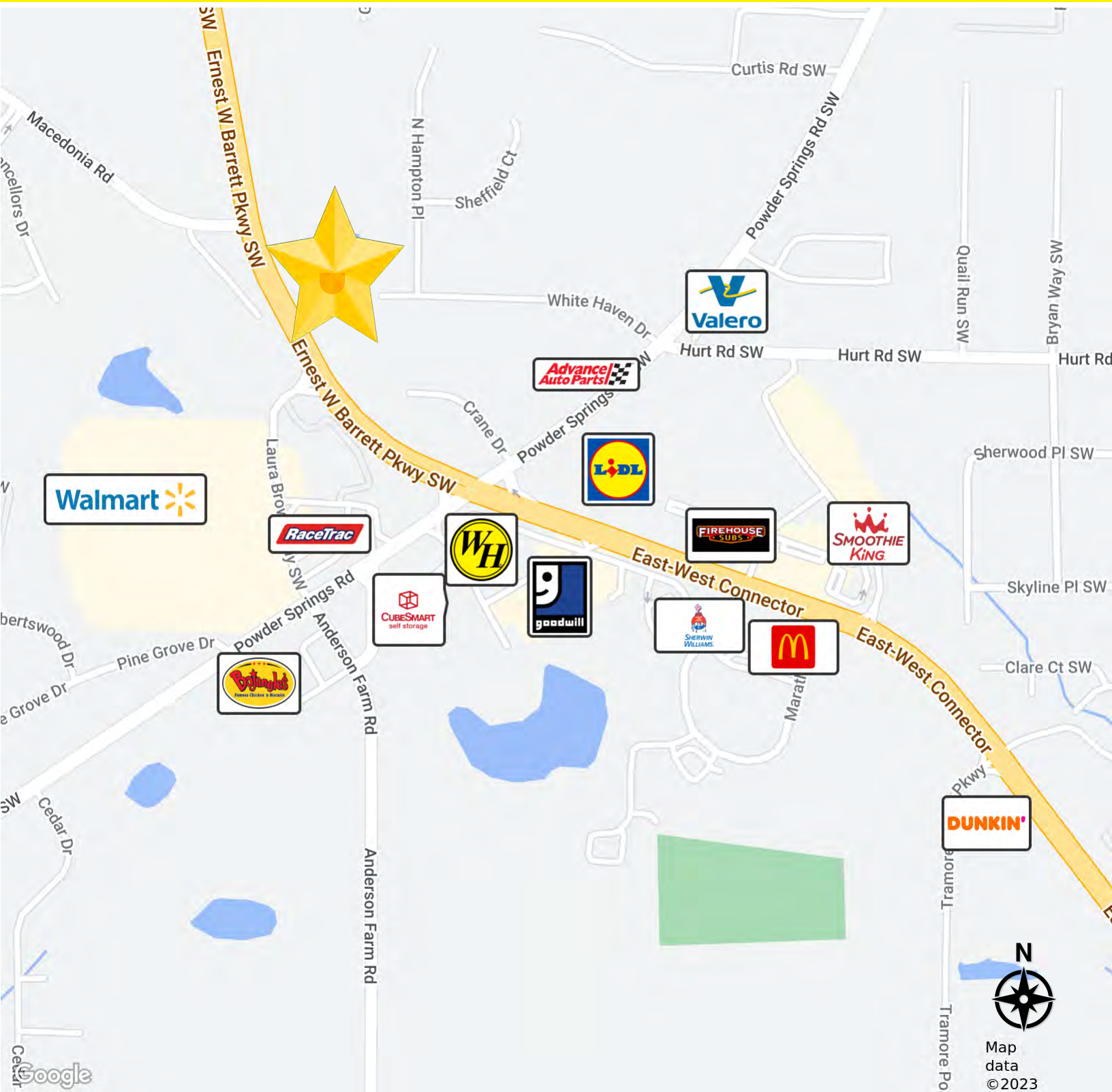
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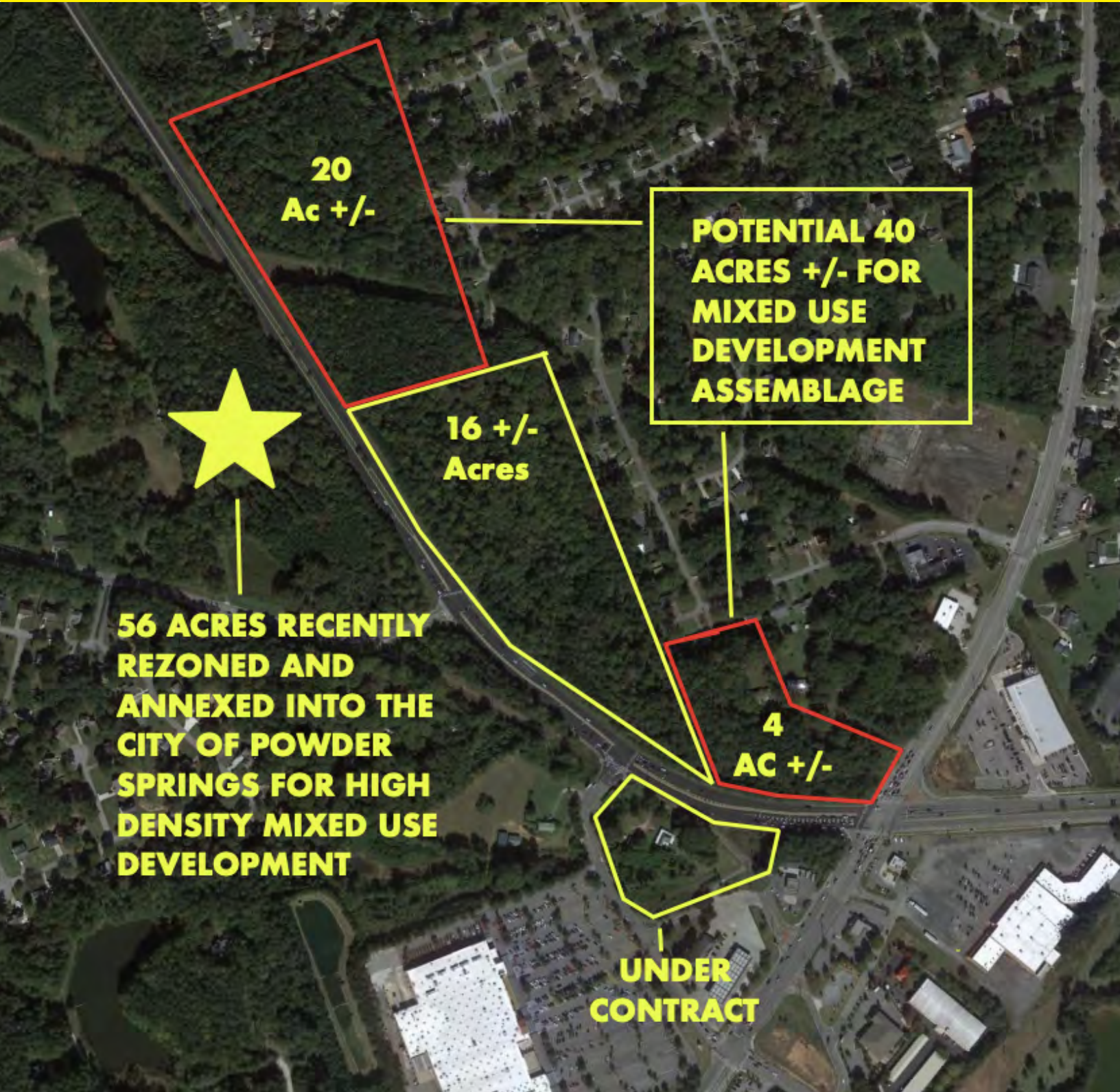
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Traffic Counts



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