

181 Brampton Drive  
Brunswick, GA 31523  
Glynn County

PRICE DRASTICALLY REDUCED

~~\$3,123,750~~ \$2,500,000



### I-95 @ HIGHWAY 17 (SE QUADRANT)

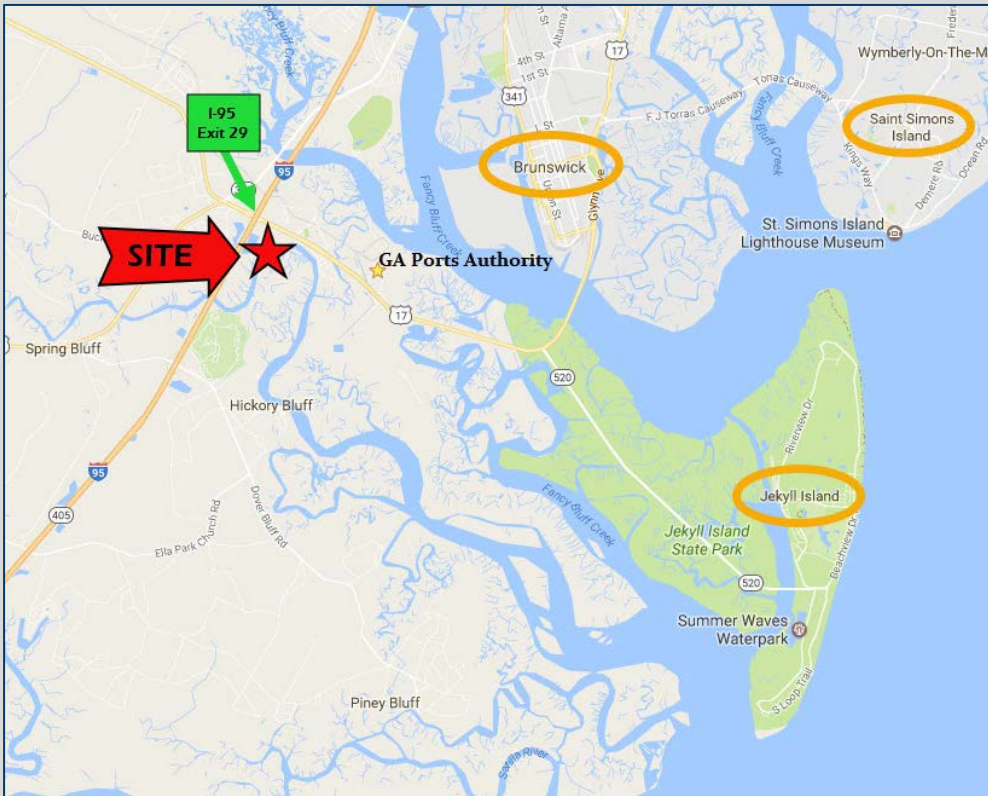
- ±21.25 acres
- Water and sewer available; detention provided
- Zoned for commercial use
- Development plan subdivides tract into five (5) parcels with access from Highway 17
- Ideal for investor or developer
- High traffic location at the intersection of Interstate 95 (Exit 29) and Highway 17
- Highway 17 connects to GA Ports Authority (Colonel's Island Terminal) and Jekyll Island



4124 Arkwright Road, Suite 1, Macon, GA 31210 | (478) 750-7507 | Fax (478) 750-9002 | [www.thesummitgroupmacon.com](http://www.thesummitgroupmacon.com)

For additional information contact: **JAMES L. ROLLINS, JR ("JIM")** | Cell (478) 361-4400 | [jrollins@thesummitgroupmacon.com](mailto:jrollins@thesummitgroupmacon.com)

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TRAFFIC COUNTS: (GDOT 2016 Published Data estimate)

Hwy 17 E of I-95 – 14,000 vpd  
Hwy 17 W of I-95 – 15,000 vpd  
I-95 N of Hwy 17 – 55,100 vpd  
I-95 S of Hwy 17 – 54,100 vpd

DEMOGRAPHICS

5 Miles

2017 Population:	14,760
2022 Population Estimate:	15,860
2017 Households:	5,369
2022 Households Estimate:	5,767
2017 Average HH Income:	\$58,909
2022 Average HH Income Estimate:	\$67,452



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