

# GROUND LEASE OR BUILD TO SUIT

1004 ST. PATRICKS DRIVE,  
PERRY, GA 31069

.35 AC LOT

GROUND LEASE RATE:  
\$4,500 PER/MO

CONTACT AGENT FOR BUILDING LEASE RATE

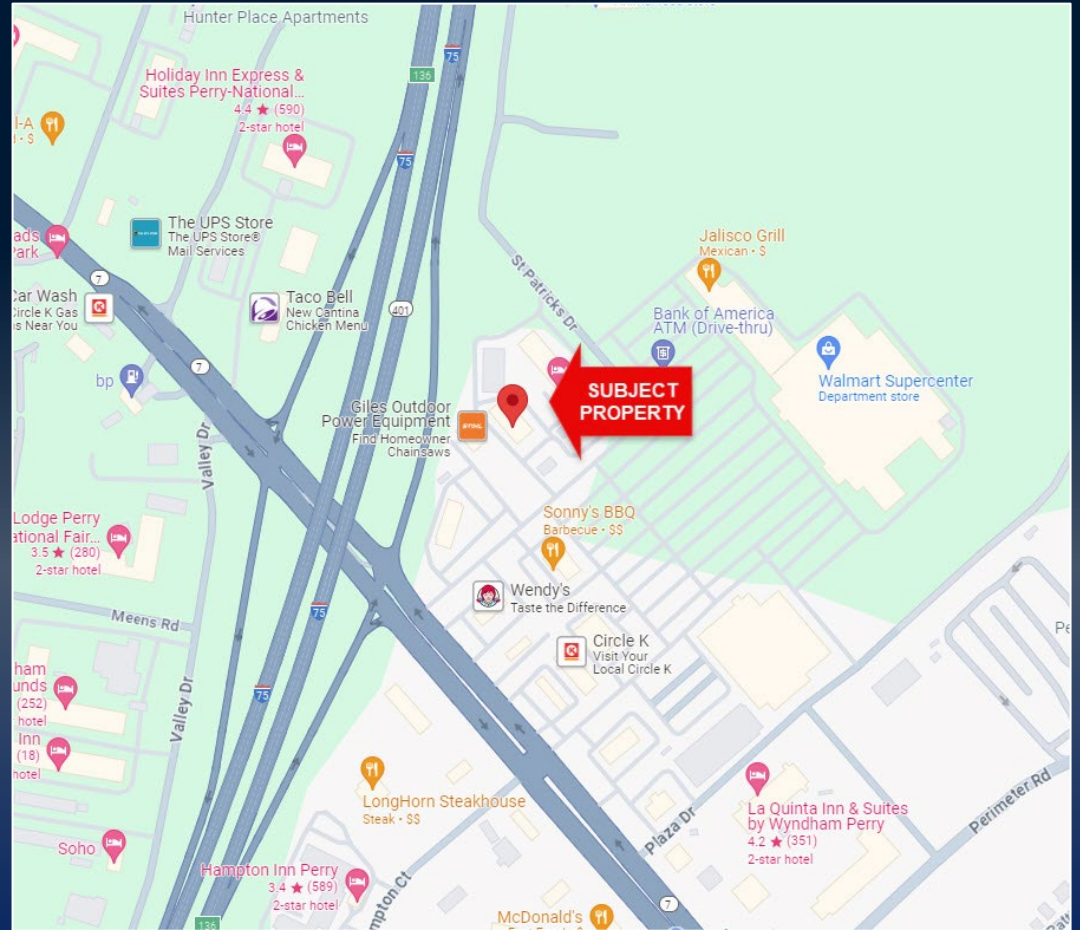


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## PROPERTY INFORMATION

- This property is available for ground lease or built to suit
- Zoned C-1
- Property is in a great location off I-75 & Sam Nunn Boulevard
- Located between the Burger King & Walmart
- Traffic Counts (GDOT 2021 published data estimate):
  - I-75 -64,700 vpd
  - Sam Nunn Blvd -12,000 vpd



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