

1.00 Acres Richmond County Georgia

Description: This tract is ideally located just south of Bobby Jones Expressway on a corner lot with great visibility. It is currently being used as a vehicle storage facility, but it could have wide ranges of usage. It could be used for service station, Industrial facility, warehouse, or retail.



\$85,000

The land features all utilities including electric, telephone, natural gas, cable, sewer, and public water. There is already a curb cut on Carmichael Drive. The land is to grade and cleared. The tract is completely fenced with chain link fencing.

Available NOW!



Corner Tract

Brashear Realty Corp.
513 Broad Street
Augusta, Georgia 30901

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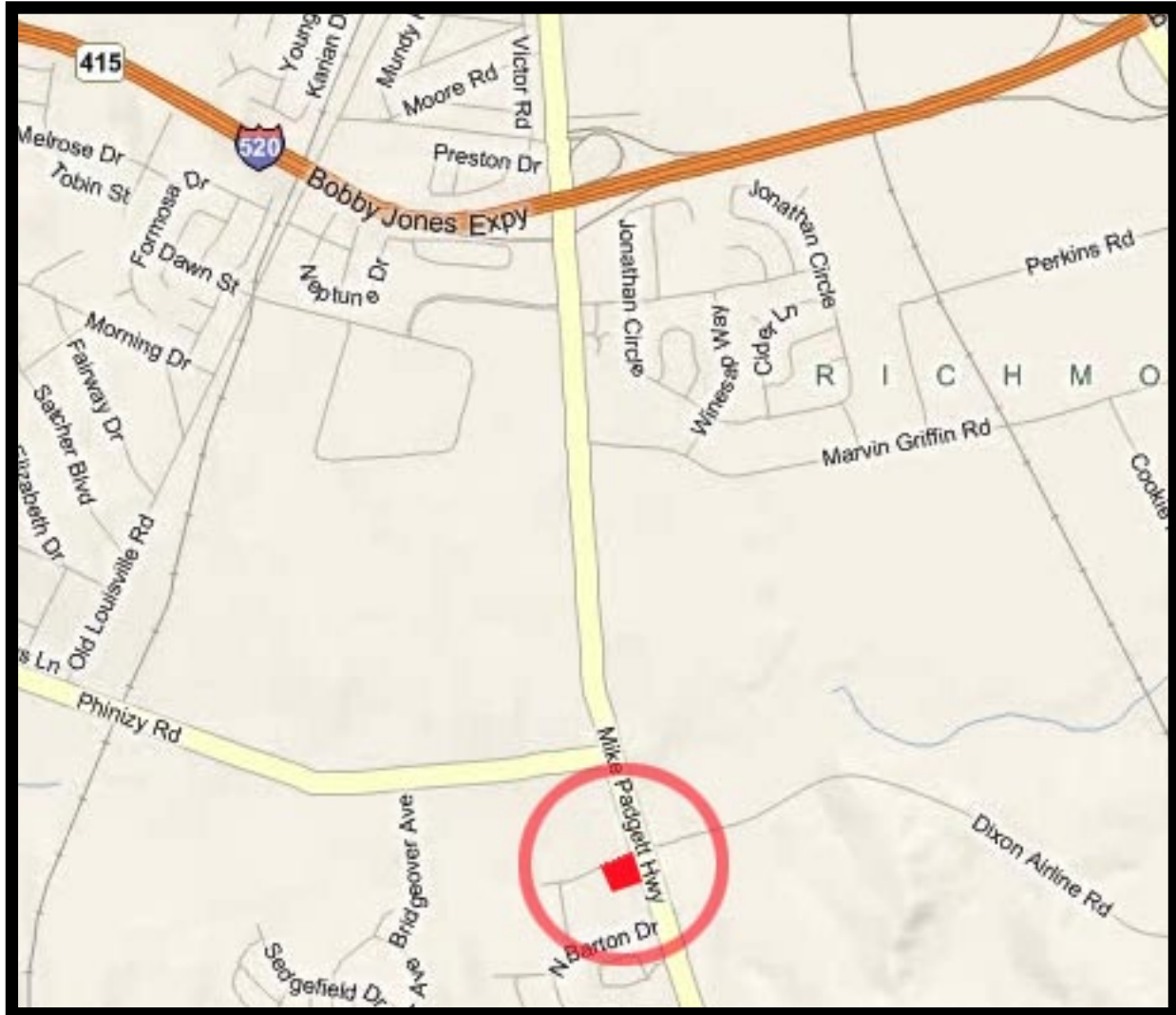
<http://www.georgiacountry.com>

e-mail: tice@brashearrealty.com

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Location and Directions
1802 Carmichael Drive
Augusta, GA 30906



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Plat of Survey

Aerial Photograph



Conditions of sale

Property is currently leased on a month to month basis.

The price is determined on a cash basis. No owner financing is available. Any other financing arrangements would have to be subject for negotiation.

Property Legal Description:

All that lot or parcel of land and the improvements thereon situate, lying, and being in the State of Georgia, and the county of Richmond, in the 123rd G.M.D., containing 1.0 acre, more or less, being at the Southwest corner of the intersection of Georgia Highway 56 and Carmichael Road, as shown on a plat recorded in the Office of the Clerk of the Superior Court of Richmond County, GEORGIA, in Reel 57, page 1113; reference being made to said plat for a more complete and accurate description as to the metes, bounds and location of said property.

Said property is conveyed subject to any and all easements and restrictions of record.

Richmond County Tax Assessor Identification: 145-0-012-02-0