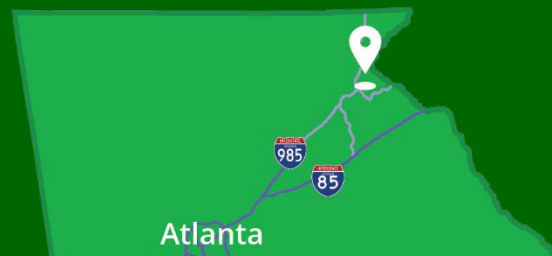


FOR SALE

20,909 SF Commercial Building

655 S Pond Street, Toccoa, GA 30577



Location Highlights

- Prime Commercial restaurant space
- Located in a nicely populated area next to a gas station

Property Features

- Total Acres: 0.48
- SF Total: 20,909 SF
- SF Available: 20,909 SF
- Construction: Wood Siding
- Water: Public
- Sewer: Public
- Heating: Central
- Cooling: Central

Property Features

Highways

- GA Highway 17: 1 mile
- GA Highway 441: 13 miles
- Interstate 85: 15 miles

Airports

- International: Atlanta/Hartsfield, 92 mi.
- Commercial: Greenville-Spartanburg, 64 mi.
- Public: R. G. LeTourneau Field, 4 mi.

Sea Ports

- Charleston, SC: 276.6 mi
- Savannah, GA: 207 miles

Intermodal Service

- Atlanta, GA: 84.7 mi.

Barge Service

- Chattanooga, TN: 124.9 mi.

Joni Scott

Hammock Realty Listing Agent

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SCDA

STEPHENS COUNTY DEVELOPMENT AUTHORITY