

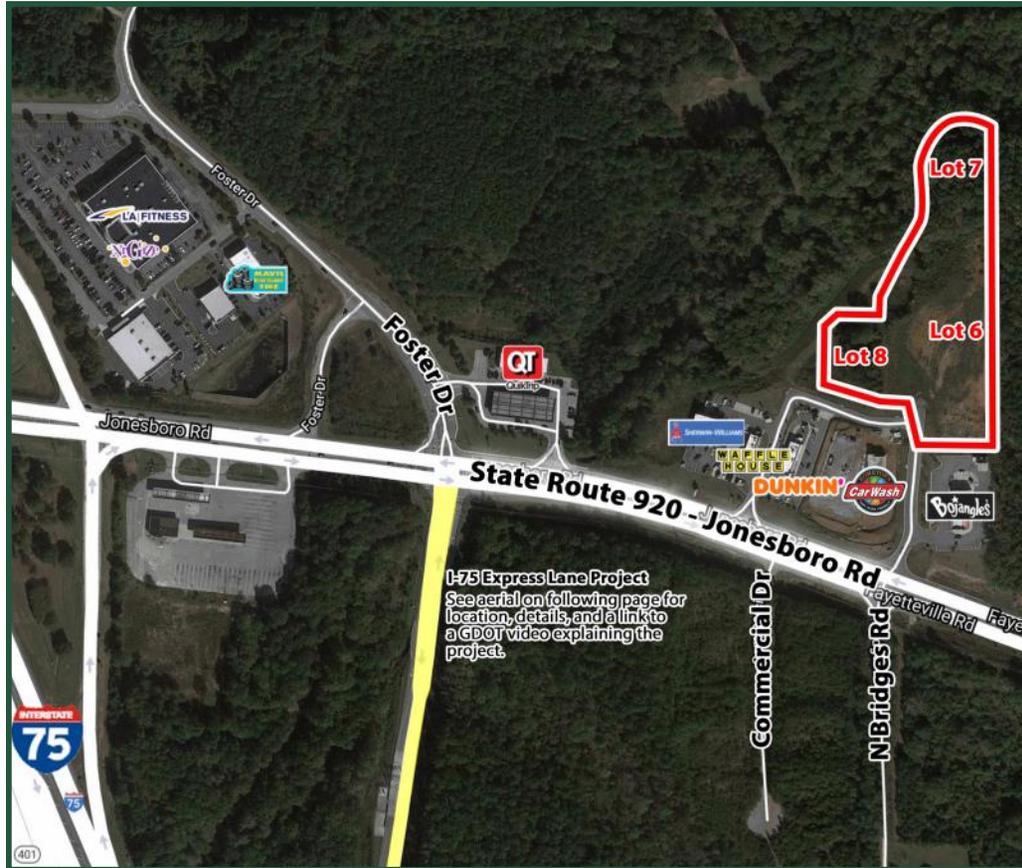
# Outparcels & Hotel Sites For Sale

Jonesboro Rd. @ North Bridges Rd (I-75 Exit 221)  
McDonough, Henry County, Georgia 30253

- This property on Jonesboro Road has 3 interior parcels for sale. All utilities are available to all sites and a master detention pond accommodates all 7 parcels. Interior roadways are marked in yellow.
- A dedicated entrance/exit ramp for the **I-75 Express Lane** is located directly across from Foster Dr.
- See area map on reverse.
- Lots 6, 7 & 8 **ZONED C-3** (C-3 allows **OFFICES, HOTELS, etc.**)
- **Current Traffic:** 30,500 vehicles per day

### Lots Available:

Lot #	Size	Description	Sale Price
Lot #1	1 AC	Bojangle's	SOLD
Lot #2	1.42 AC	Hometown Car Wash	SOLD
Lot #3	0.70 AC	Dunkin' Donuts	SOLD
Lot #4	2.40 AC	Sherwin Williams Paint	SOLD
Lot #5	1 AC	Waffle House	SOLD
<b>Lots #6, 7, &amp; 8</b>	<b>6.07 AC</b>		<b>\$1,100,000</b>



2022 DEMOGRAPHICS			
	3 Mile	5 Mile	10 Mile
<b>Population</b>	41,992	94,356	297,649
<b>Median Age</b>	35.4	35.8	36.1
<b>Average HHI</b>	\$86,995	\$82,590	\$79,915

**FOR MORE  
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**Other Restaurants:**

- Logan's
- McDonald's
- Golden Coral
- Olive Garden
- Starbucks

**Henry Town Center**

1. Staples, Books-A-Million, H & R Block, Pier 1 Imports, Hibbit Sports
2. Kay Jewelers, GameStop, RadioShack, GNC
3. Payless Shoe Source, AT&T, Sally Beauty Supply, Bath & Body Works, Famous Footware
4. Bed Bath & Beyond, Ross Dress For Less, Dress Barn
5. Marshall's, Michael's, PetSmart, Old Navy, Home Goods
6. Men's Wearhouse, Subway, Planet FroJo, Gezzo's Surf & Grill, VisionWorks
7. SunTrust
8. Hooters
9. Longhorn
10. Red Lobster
11. Verizon
12. O'Charley's
13. Burger King
14. Wendy's
15. MattressFirm, Hong Kong Cafe, LaParilla, Sprint

**Towne Centre Village**

- Karate Studio
- MattressFirm
- Epic Bikes
- Sign A Rama
- Red Wing Shoes
- 20/20 Vision
- Great Clips
- Springleaf Financial
- Kristin Karl Salon
- Elite Realty
- Scotttrade
- Marble Slab Creamery
- 1st American Title Lending
- T-Mobile
- American Deli

**I-75 Express Lane Project**

This project adds additional lanes for traffic from SR 155 to the I-75/I-675 split. The Jonesboro Road exit has the only on/off ramp for exclusive entry/exit from the express lanes. Traffic enters/exits this on/off ramp from Jonesboro Road at the intersection of Foster and Jonesboro Roads, just west of the Subject Property. For more information click the link : <https://www.youtube.com/watch?v=4IR9PNMGHZg>

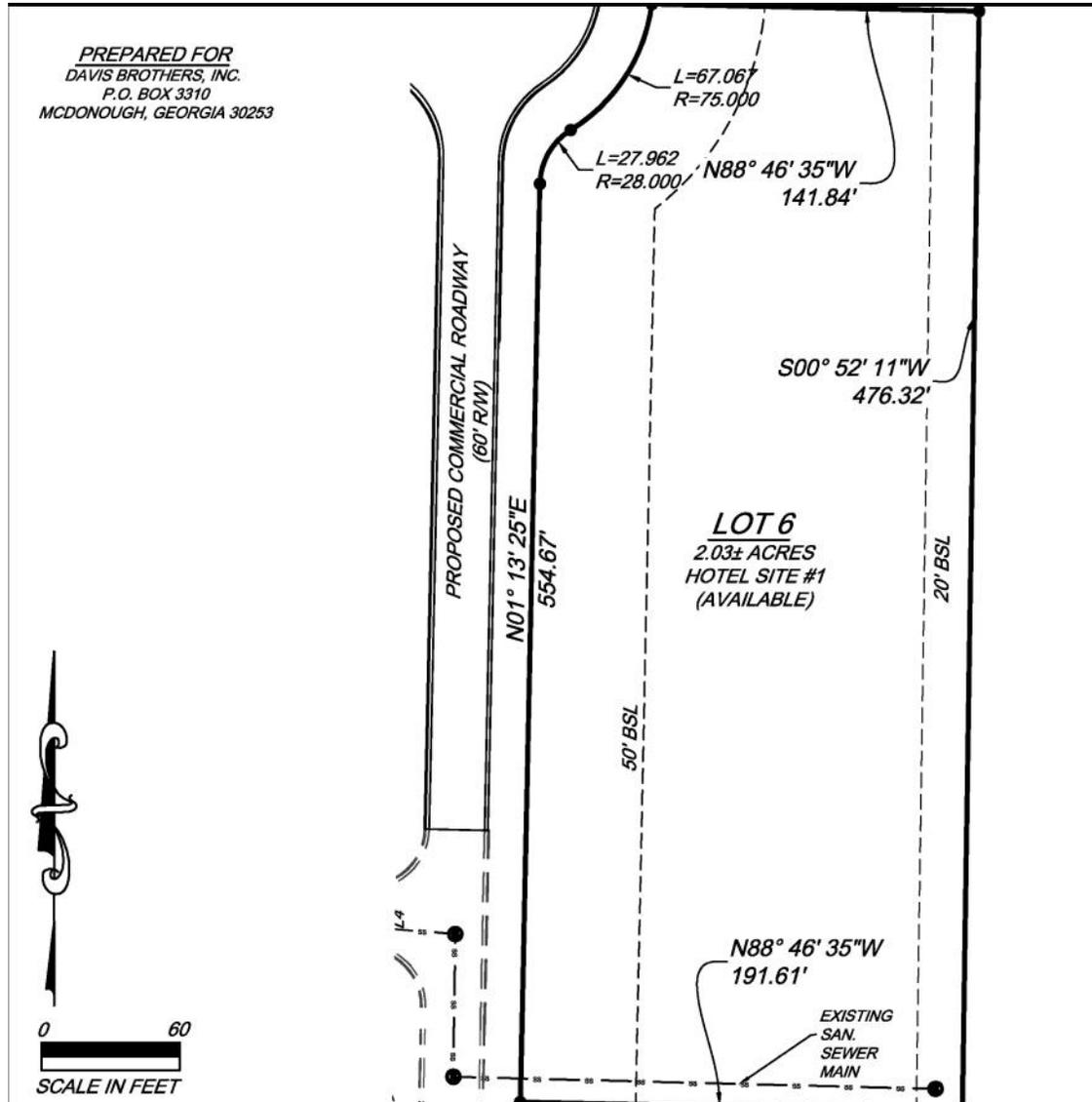
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**LOT 6  
PLAT**



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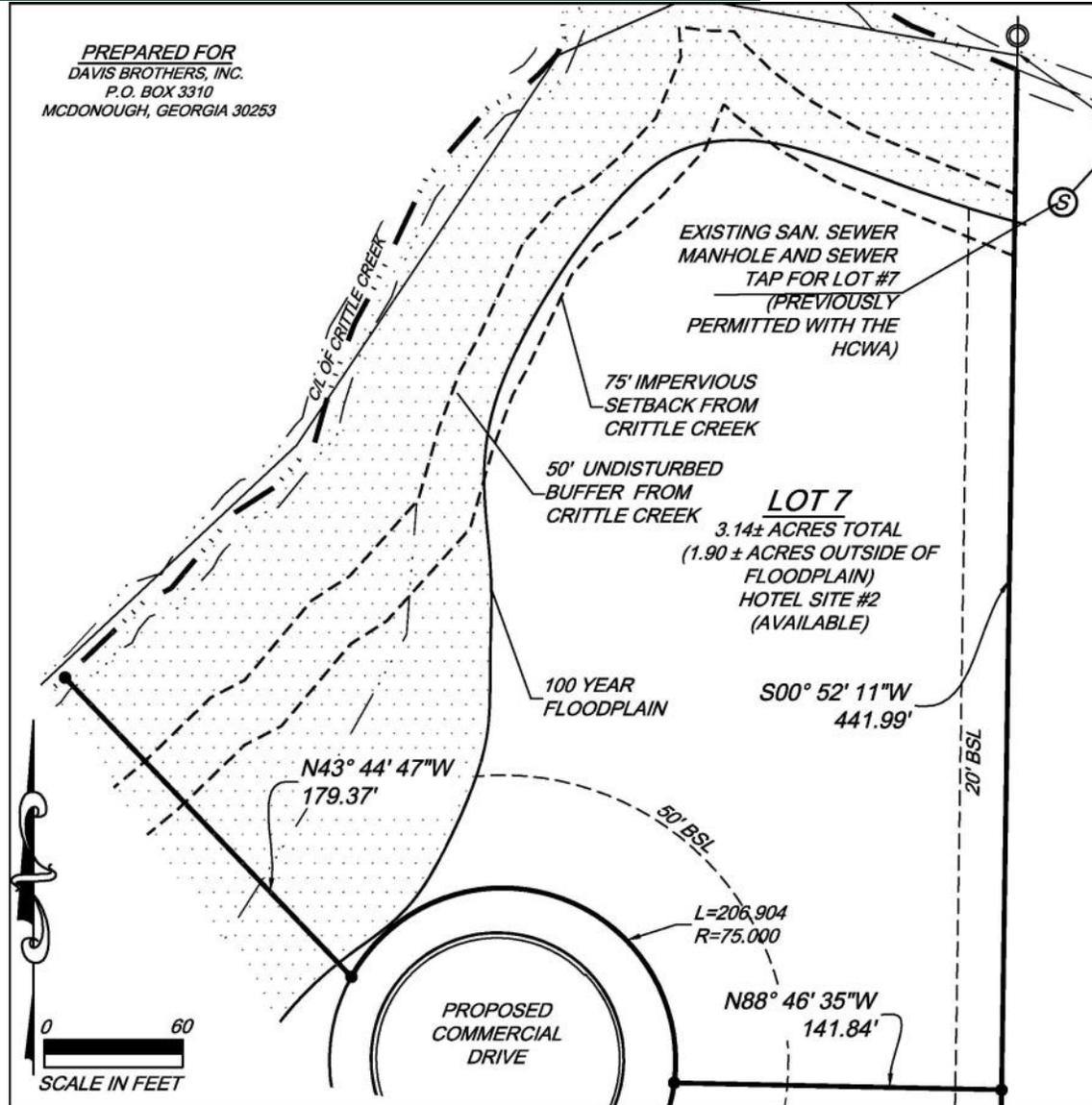
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**LOT 7  
PLAT**



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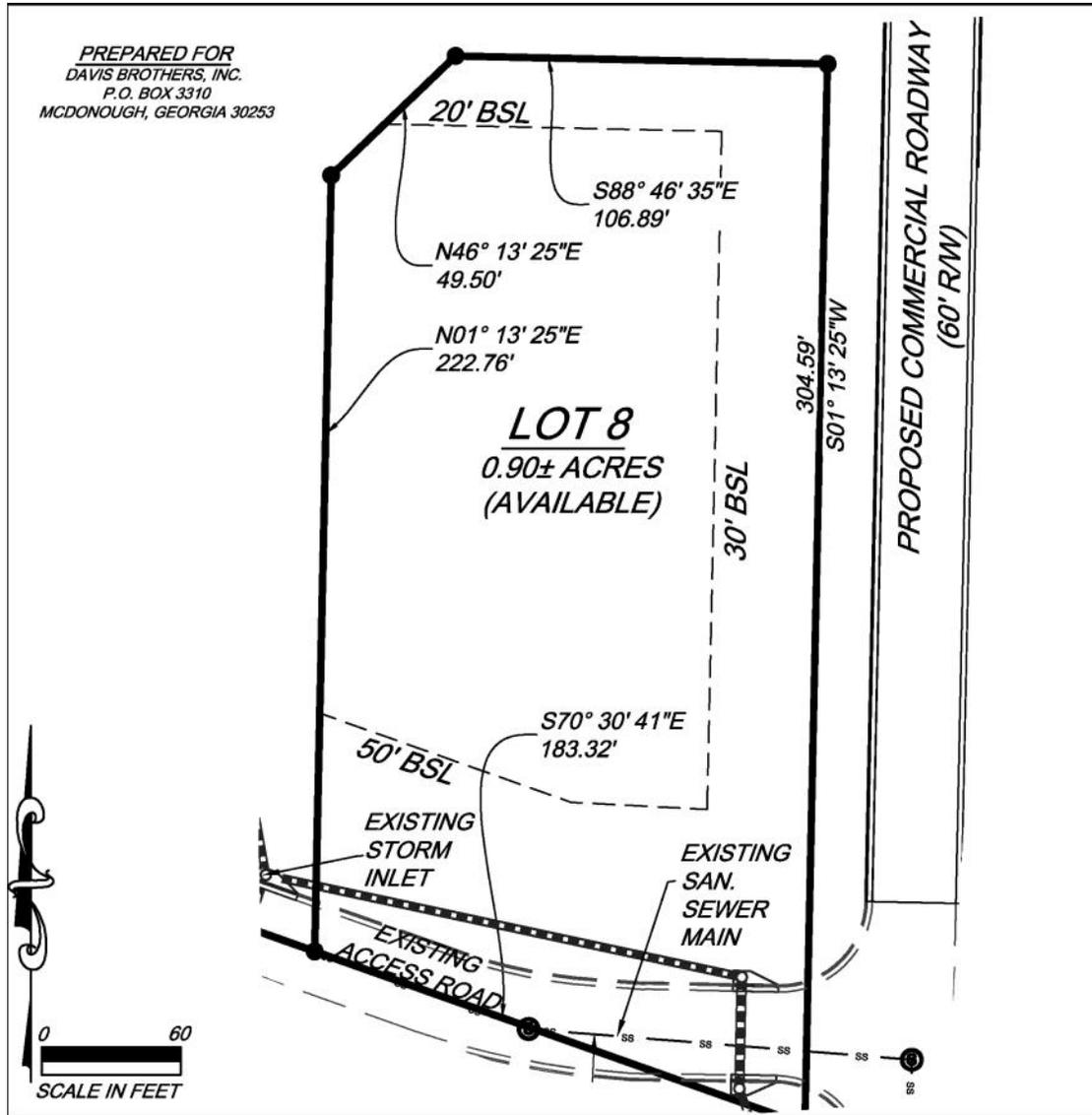
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**LOT 8  
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