



MIDCOAST PROPERTIES, INC.

## PRIME SELF STORAGE & MIXED USE DEVELOPMENT SITE

276 HIRAM ACWORTH HWY  
HIRAM, GA 30141

Listing Broker: **DALE C. EISENMAN, CCIM**

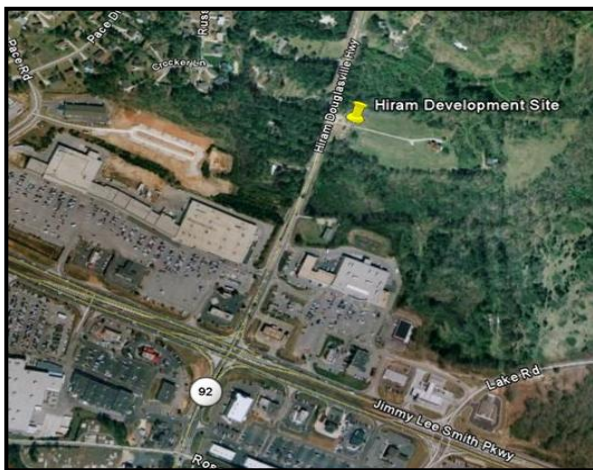
**MIDCOAST PROPERTIES, INC.**

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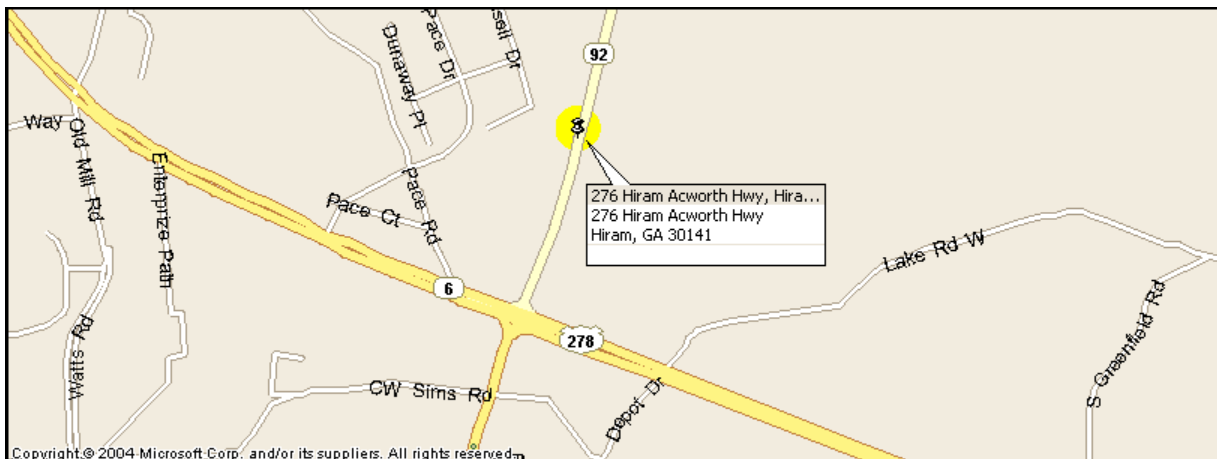
**www.midcoastproperties.com**



### SALIENT DATA

<b>Price:</b>	\$335,000
<b>Total Area:</b>	8.3 +/- Acres
<b>Self Storage RSF:</b>	55,000+/--proposed, Phase 1

- 8.3+/- Acres - 5 acres proposed for self storage; 3 acres proposed for retail/flex
- Fronts Hwy 92 (soon to be expanded from 2 lanes to 4 lanes)
- Near major retail intersection in growing Hiram, GA
- Approved for self storage, office/warehouse & retail
- Room to Grow



This information has been obtained from third parties and we cannot guarantee the accuracy or completeness of the information. It is the obligation of the parties of a potential transaction to perform such due diligence as is deemed necessary to determine the accuracy and completeness of the information herein, including reviewing the full property presentation available from the Listing Broker.