



**8.34 ACRES IN WEST FORSYTH COUNTY  
EXIT 13: BETHELVIEW ROAD  
ADJACENT TO NEW KROGER: 3 FULL SERVICE  
RESTAURANT SITES.**

**STEEPLECHASE BLVD:NEWLY SIGNALIZED**

**800 FEET TO STEEPLECHASE LANE CUL DE SAC**

- \* SEWER & WATER & POWER ON SITE**
- \* ZONED CBD & MI**
- \* WELL SHAPED TRACT**
- \*CENTER DEVELOPMENT ROAD &  
CUL DE SAC (zoned CBD)**

**EXCELLENT: OFFICE PARK SITE  
BUSINESS PARK SITE  
ASSISTED LIVING SITE  
PRICE: \$1,668,000.**

**CONTACT: DAN WOLF: WOLF REALTY**

**6010 PROVIDENCE LANE; CUMMING, GEORGIA 30040**

**WWW.WOLF-REALTY.COM**

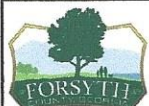
**OFFICE 770-888-8889 CELL 678-371-4551**



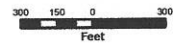


**NEW KROGER**

- Legend**
- MAJOR ROAD
  - STREAM
  - WATERBODY
  - TAX PARCEL



**Forsyth County Georgia  
GIS Department**



Map created on: 5/21/2018

Coordinate System:  
State Plane, Georgia West FIPS 1002  
Foot - U.S. Survey  
Projection:  
Transverse Mercator  
Datum:  
North American Datum of 1983  
Major Source: County's GIS Database  
Created in ArcGIS 10.2 using ArcMap  
Produced by Forsyth County  
Geographic Information Services  
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**Legend**

- MAJOR ROAD
- STREAM
- WATERBODY
- TAX PARCEL



**Forsyth County Georgia  
GIS Department**



Map created on: 5/22/2018

Coordinate System:  
State Plane, Georgia West FIPS 1002  
Feet - U.S. Survey  
Projection:  
Transverse Mercator  
Datum:  
North American Datum of 1983  
Major Source: County's GIS Database  
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**NEW MARKETPLACE KROGER**



N  
 SEW/AR  
 CON/ID BERT/ONS  
 Forsyth County Georgia  
 GIS Department  
  
 0 100 200 Feet

Date: 11/11/2014  
 Time: 10:00 AM  
 User: GIS/AR  
 Project: 106 025  
 Drawing: 106 025  
 Description: 106 025  
 Author: GIS/AR  
 Date: 11/11/2014

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**Legend**

- WALKER ROAD
- Z/TOPO
- STREAM
- WATERBODY
- TAX PARCEL
- WATER MAIN
- SEWER QUALITY MAIN
- SEWER PRESSURIZED MAIN
- SEWER MANHOLE

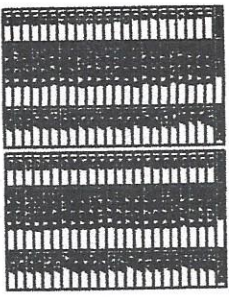
**ZONING**

- A1 Agricultural District
- CR1 Single Family Residential District
- R3 Multi-Family Residential District
- CBD Commercial Business District
- M1 Medium Density Residential District



4/14/18

8.34 ac

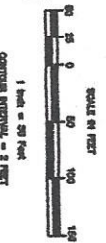


AREA ADJACENT TO  
ADJACENT PROPERTY  
ADJACENT TO  
STEPPLECHASE LANE  
TOTAL  
SOLD TO GOVT (SMB)  
NET FENCED AREA

2204 AC  
1507 AC  
1504 AC  
0.488 AC  
1839 AC

PARKING  
81 SPACES  
8' HC - ADA

ADDED PARKING  
81 SPACES  
8' SPACES LOFT FRONT  
14 SPACES LOFT FRONT  
61 NEW SPACES NET  
221 TOTAL SPACES NET



PROPERTY OF PARKWAY PRESBYTERIAN CHURCH  
100' ROW TO THE WEST  
100' ROW TO THE EAST

LEGEND

1"	1' - 0"	1' - 0"	1' - 0"
2"	2' - 0"	2' - 0"	2' - 0"
3"	3' - 0"	3' - 0"	3' - 0"
4"	4' - 0"	4' - 0"	4' - 0"
5"	5' - 0"	5' - 0"	5' - 0"
6"	6' - 0"	6' - 0"	6' - 0"
7"	7' - 0"	7' - 0"	7' - 0"
8"	8' - 0"	8' - 0"	8' - 0"
9"	9' - 0"	9' - 0"	9' - 0"
10"	10' - 0"	10' - 0"	10' - 0"
11"	11' - 0"	11' - 0"	11' - 0"
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14"	14' - 0"	14' - 0"	14' - 0"
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97"	97' - 0"	97' - 0"	97' - 0"
98"	98' - 0"	98' - 0"	98' - 0"
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100"	100' - 0"	100' - 0"	100' - 0"

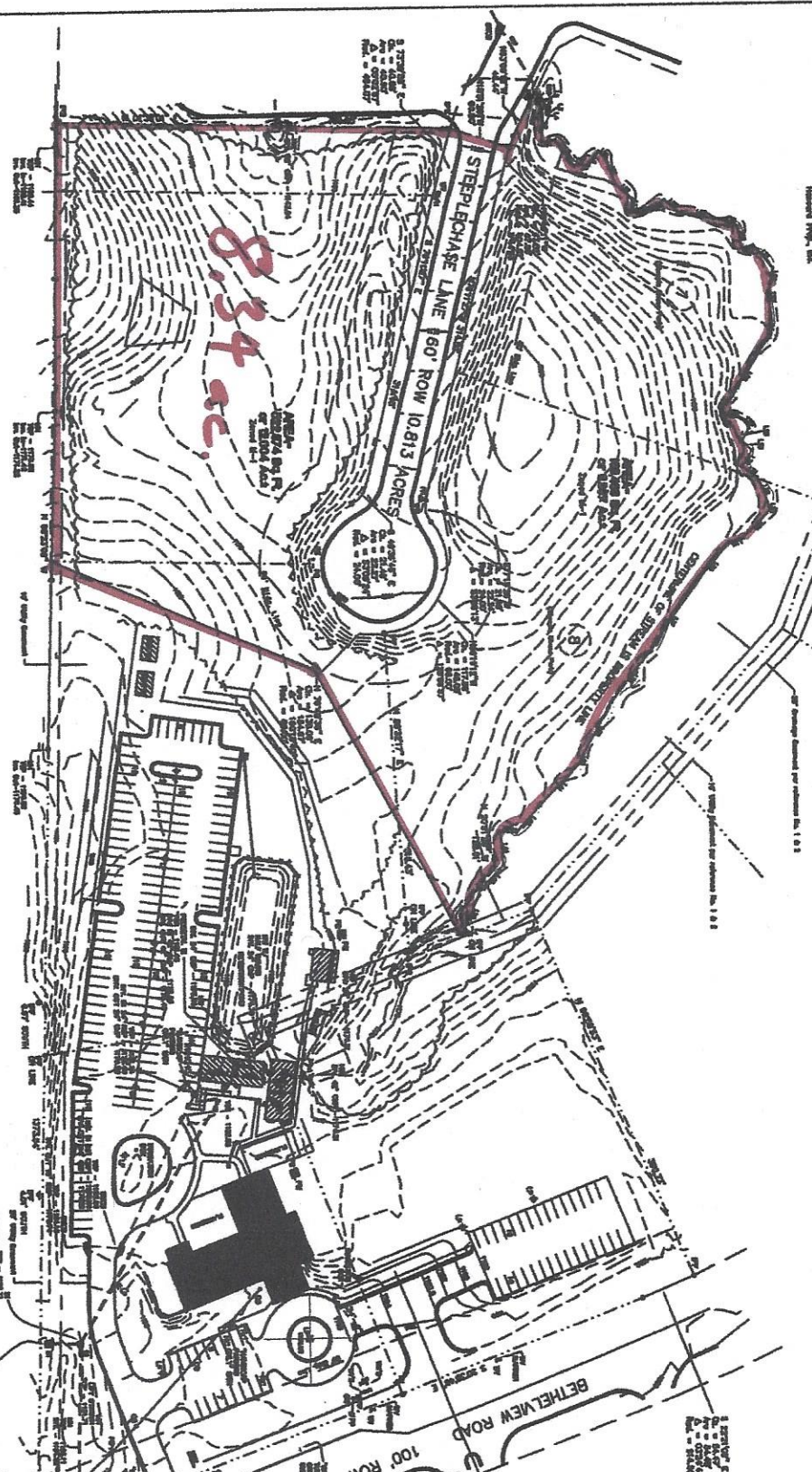


**TOPOGRAPHIC SURVEY**  
FOR  
**PARKWAY PRESBYTERIAN CHURCH**

Located in  
Land Lot 242 - 2nd District - 141 Section  
Fayette County, Georgia

Scale: 1" = 20'  
Date: 1-14-08  
Surveyor: [Name]

THIS SURVEY WAS MADE BY THE SURVEYOR AND HIS ASSISTANTS IN ACCORDANCE WITH THE PROVISIONS OF THE SURVEYING ACT OF 1909 AND THE SURVEYING ACT OF 1932. THE SURVEYOR HAS BEEN DULY LICENSED BY THE BOARD OF SURVEYING AND GEODESY OF THE STATE OF GEORGIA. THE SURVEYOR'S OFFICE IS AT [Address].



Adjacent Property, Inc.  
Adjacent Property, Inc.  
Adjacent Property, Inc.