

MEDICAL OFFICE BUILDING IN FOREST PARK | 5,358 SF

871 FOREST PKWY

FOREST PARK, GA 30297

FOR SALE



PROPERTY OVERVIEW

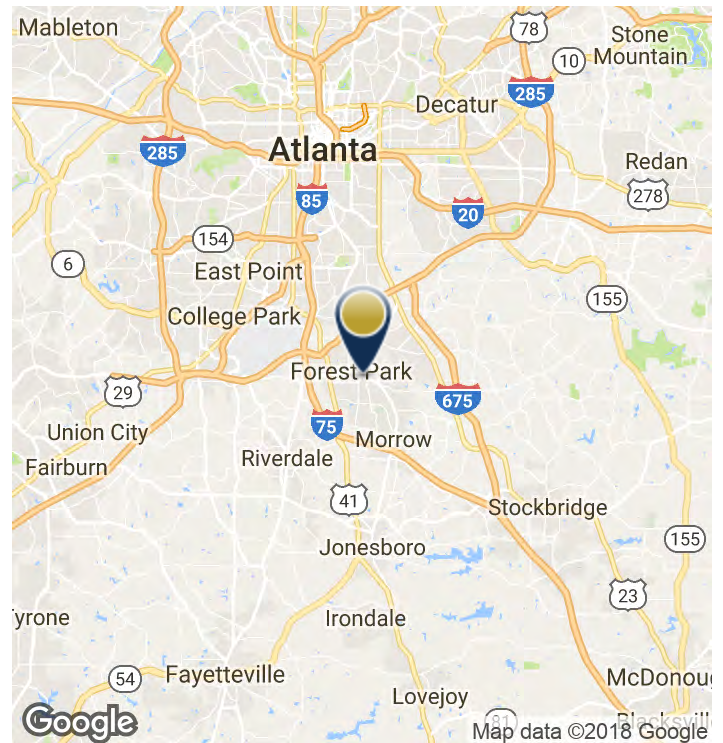
This move-in ready medical office building contains ten exam rooms and is suitable for up to five doctors. Built by its current owner in 1984 and remodeled with new addition in 1996, the office has spacious and modern nurse areas, waiting room, and offices. Was occupied by Wellstar until August 2017.

- 5,358 SF
- 0.67 acres
- Zoned General Business
- Constructed in 1984
- Remodeled with addition in 1996
- 50 parking spaces
- Signalized corner site with monument sign

Offered for sale at \$530,000

LOCATION OVERVIEW

Situated directly on Forest Parkway (25,700 VPD) at a signalized intersection, this property is located steps from historic Forest Park and municipal offices.



MEDICAL OFFICE BUILDING IN FOREST PARK | 5,358 SF | Georgia | 1 of 4



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Information contained herein may have been provided by the seller, landlord or other outside sources. While deemed reliable, it may be estimated, projected, limited in scope and is subject to change or inaccuracies. Pertinent information should be independently confirmed prior to lease or purchase offer or within an applicable due diligence period.

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DEMOGRAPHICS & TRAFFIC COUNTS

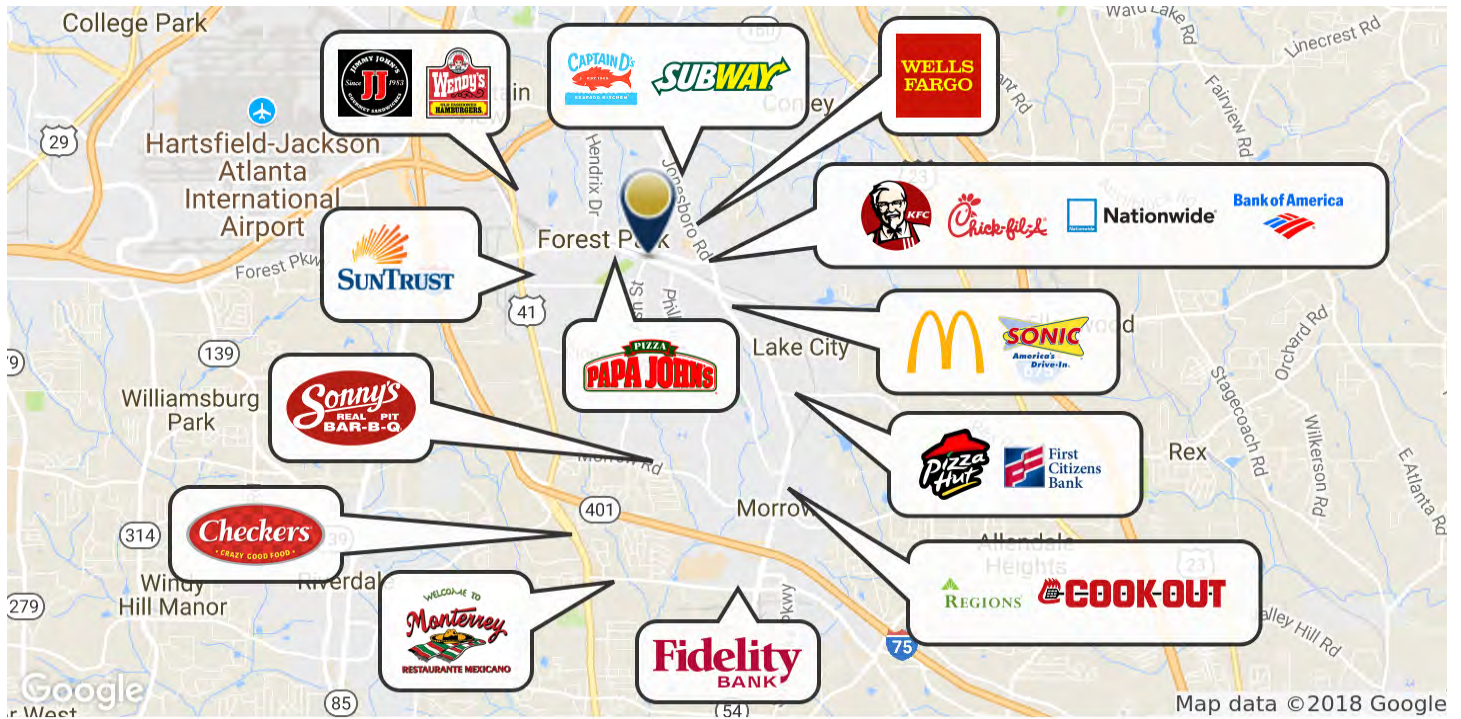
	1 Mile	3 Miles	5 Miles
Total Households:	3,439	16,600	53,219
Total Population:	9,618	50,658	150,998
Average HH Income:	\$43,720	\$44,357	\$47,438
Traffic Counts:	25,700 vehicles per day		

*Data derived from ESRI

TRAFFIC COUNT MAP



RETAIL MAP



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PHOTOS



MEDICAL OFFICE BUILDING IN FOREST PARK | 5,358 SF | Georgia | 3044



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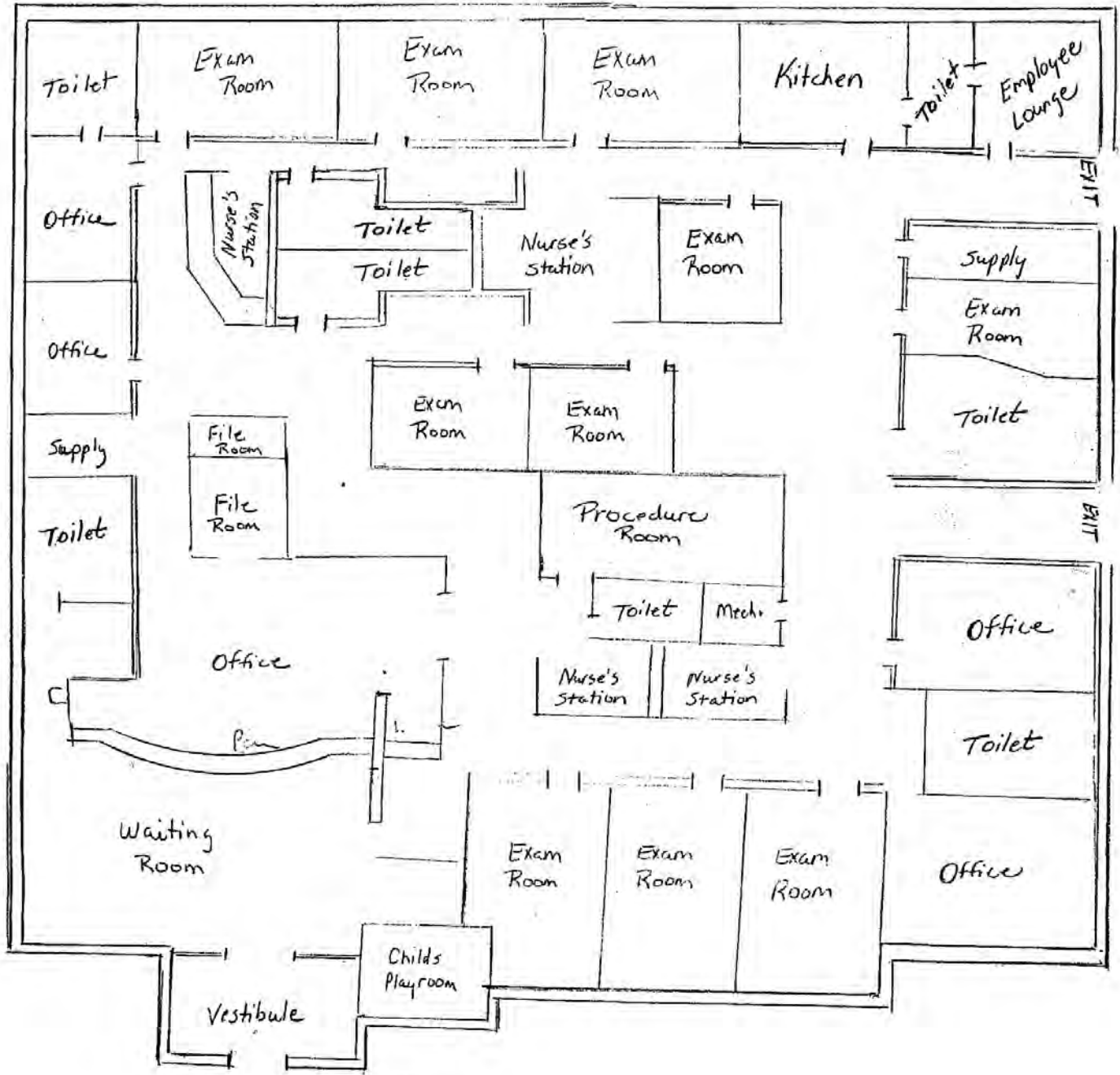
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FLOOR PLAN



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