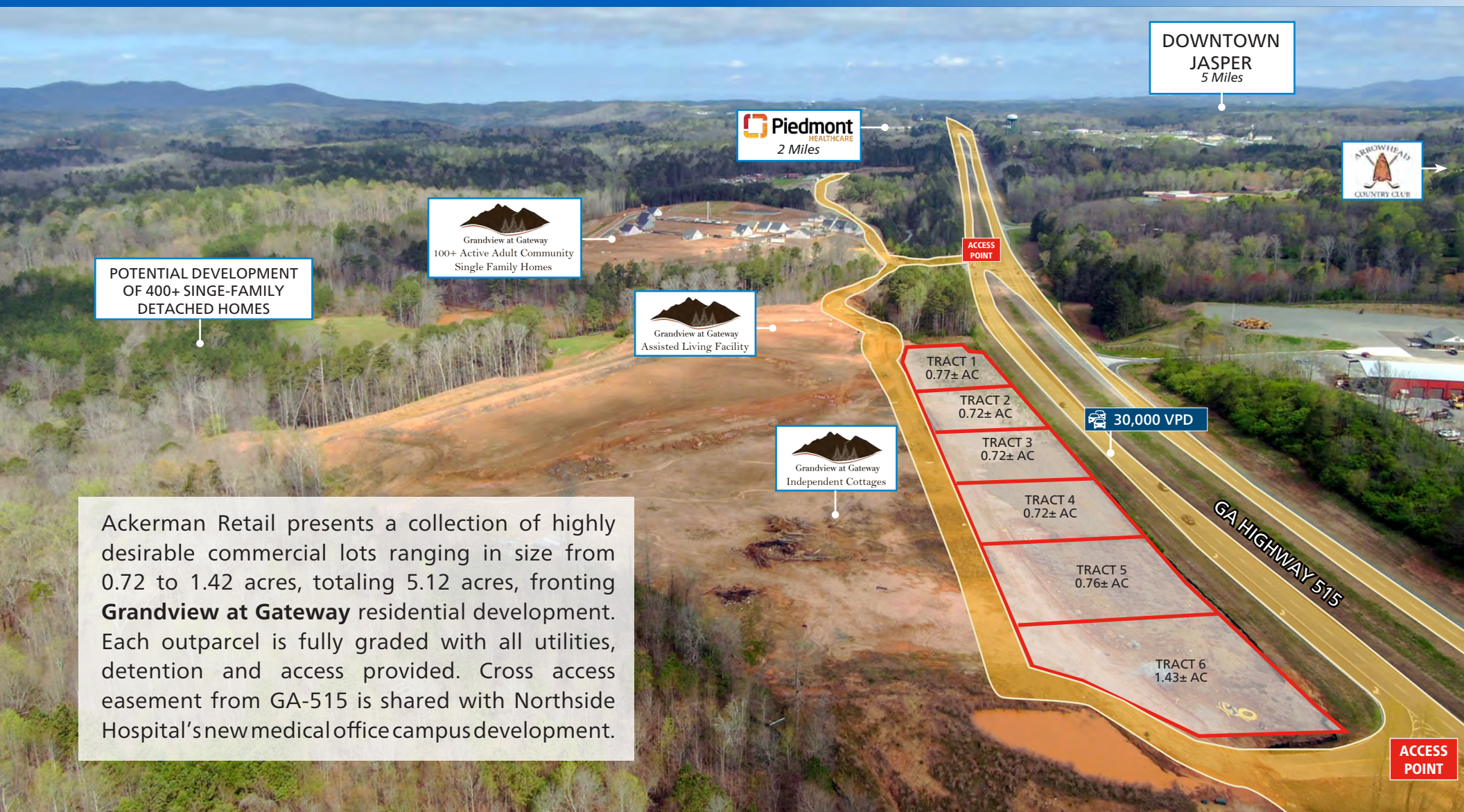


408-Acre Mixed-Use Grandview at Gateway Development

COMMERCIAL OUTPARCELS | HIGHWAY 515 | JASPER, GA | PICKENS COUNTY



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408-Acre Mixed-Use Grandview at Gateway Development

COMMERCIAL OUTPARCELS | HIGHWAY 515 | JASPER, GA | PICKENS COUNTY



PROPERTY HIGHLIGHTS

- 6 Commercial Pads Available
- Graded pads with utilities and master detention
- 30,000 VPD on Highway 515
- New assisted living and single family homes under construction behind pads
- Multiple curb cuts & full access on Highway 515
- Excellent visibility

AREA DEMOGRAPHICS (2020)

	1 Mile	3 Mile	5 Mile
Population	1,151	6,386	16,670
Households	427	2,351	6,169
HH Income	\$95,190	\$80,331	\$75,492

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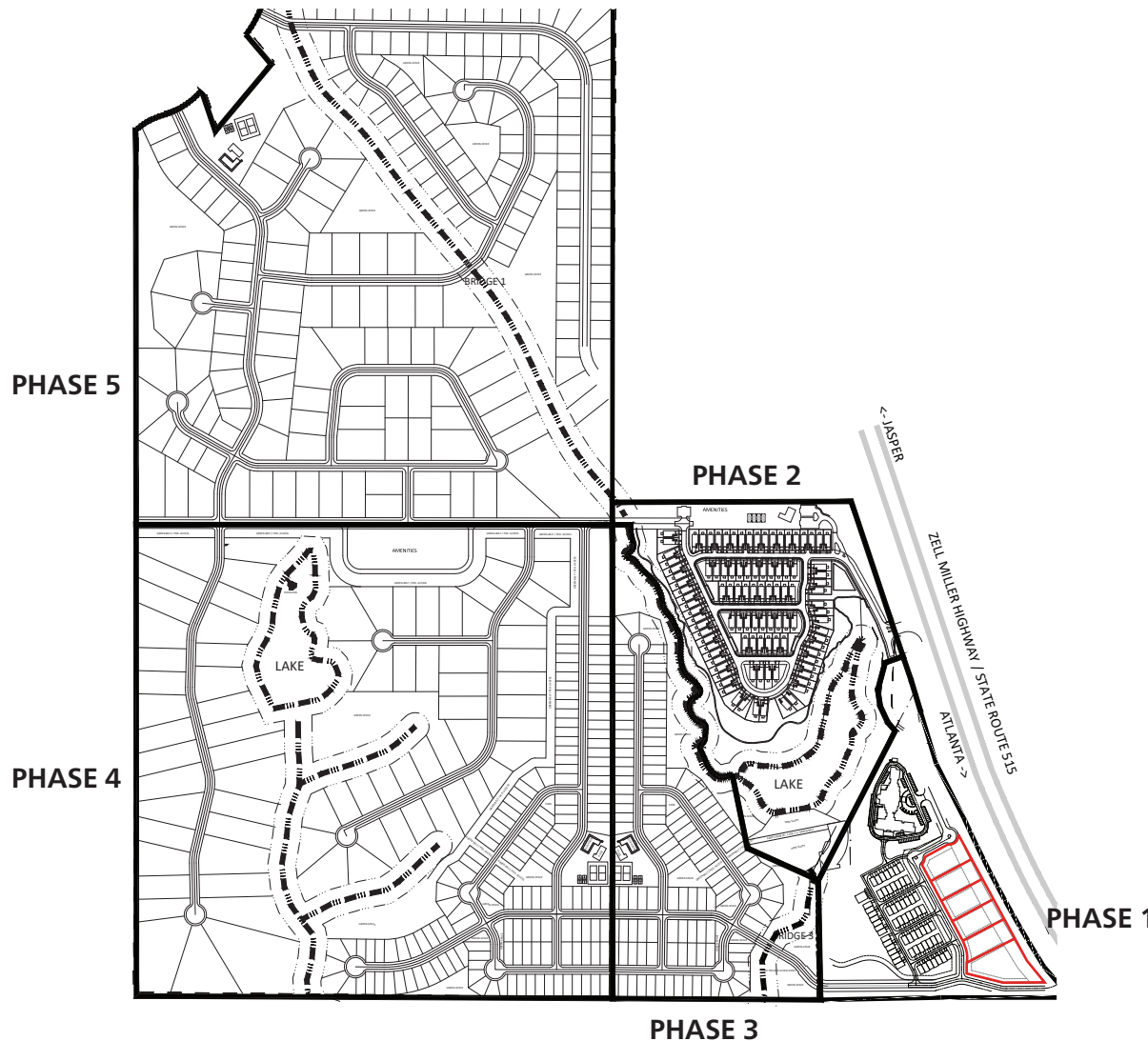
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Grandview at Gateway



PHASE 1 - 28± ACRES

- 6 Commercial Outparcels
- 74 Independent Living Cottages
(estimated June 2022 delivery)
- 86-Room Assisted Living Facility
(estimated June 2022 delivery)

PHASE 2 - 45± ACRES

- 106 Single-Family Dwellings Active Adult Community

PHASE 3 - 37± ACRES

- 74 Single-Family Detached Dwellings

PHASE 4 - 150± ACRES

- 240 Single-Family Detached Dwellings

PHASE 5 - 158± ACRES

- 225 Single-Family Detached Dwellings

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408-Acre Mixed-Use Grandview at Gateway Development

COMMERCIAL OUTPARCELS | HIGHWAY 515 | JASPER, GA | PICKENS COUNTY

Grandview at Gateway is a luxury active senior living community featuring 100+ detached homes and 70+ townhomes.

Grandview at Gateway is part of a master planned 408-acre mixed-use development with single family residential and active adult communities located five miles south of downtown Jasper, GA on GA-515.

Grandview at Gateway homes are currently under construction with the independent cottages scheduled to deliver June 2022.



GA HIGHWAY 515

Stephens Lake



Grandview at Gateway

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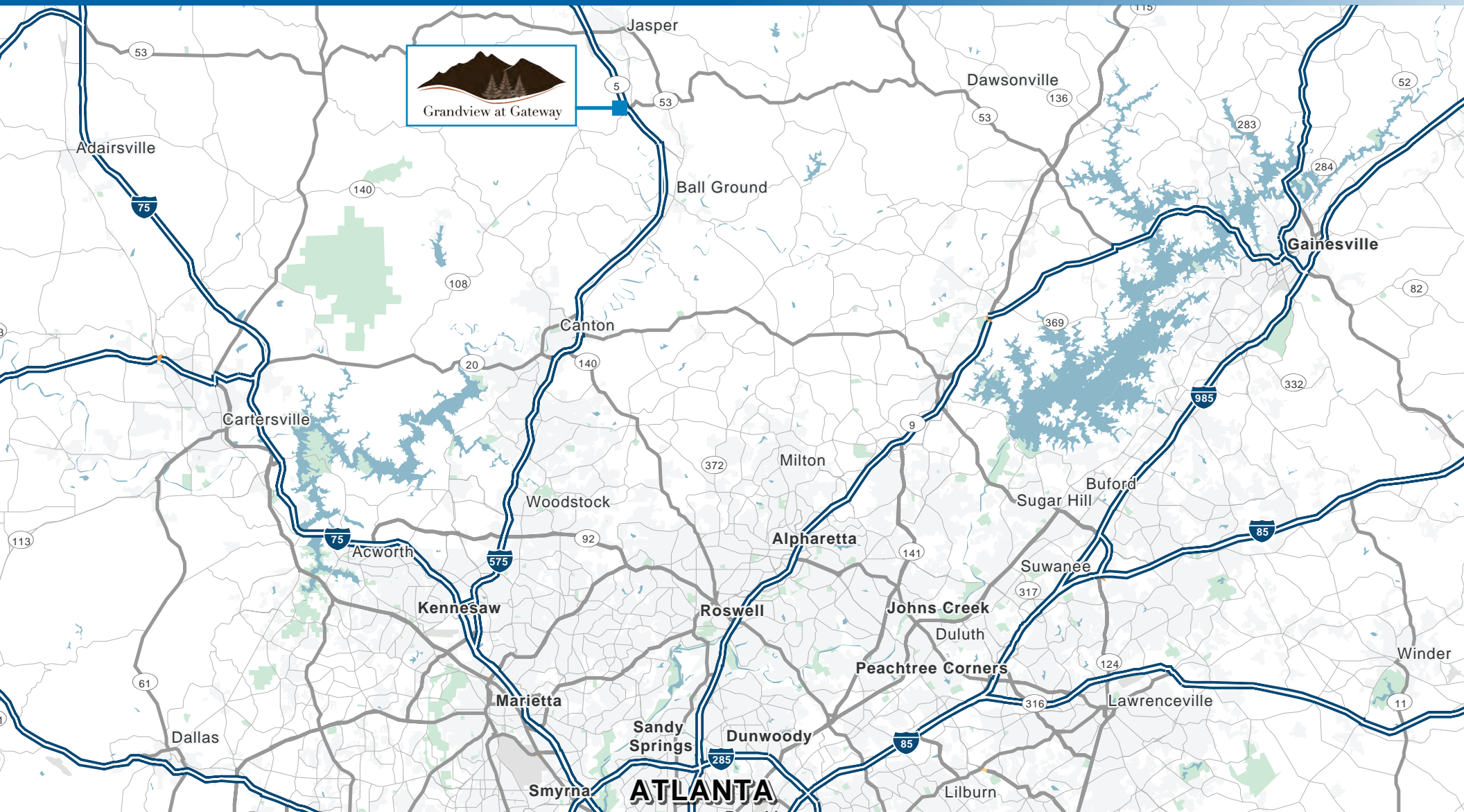
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