



FOR SALE

3 ACRES HOTEL OR RETAIL DEVELOPMENT SITE (S)

225 FLASH FOODS RD
BRUNSWICK, GA

Jordan Kim

Principal

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912.667.5887

PROPERTY SUMMARY

HOTEL OR RETAIL DEVELOPMENT SITE (S)

225 Flash Foods Rd Brunswick, GA | 181+183 Brampton Rd Brunswick, GA

Blokk Commercial Real Estate is pleased to present an exceptional opportunity to acquire 3 acres of prime land ideally suited for hospitality development in the rapidly growing Brunswick, Georgia market.

Positioned near major travel corridors and regional attractions, the site offers outstanding visibility, convenient access, and strong market fundamentals—making it ideal for a retail, hotel, extended-stay, or other lodging concept. Strategically located near I-95 and U.S. Highway 17, the property benefits from high traffic counts, close proximity to major retailers, and consistent demand from both leisure and business travelers.

Brunswick serves as the gateway to Georgia's Golden Isles— St. Simons Island, Sea Island, and Jekyll Island—solidifying its appeal for hospitality investment. An additional 6.85 acres are also available and can be purchased either together with the 3-acre site or separately, offering flexibility for larger-scale development or phased expansion.



Easy Access to U.S. 17



Direct Access to I-95



High visibility and vehicle exposure



12 miles to Brunswick Golden Isles Airport



4 miles from the Port of Brunswick



225 FLASH FOODS RD

PROPERTY SUMMARY



181+183 BRAMPTON RD

Hotel or Retail Development Site (s)

225 Flash Foods Rd Brunswick, GA

- Acres: 3
- Pricing: \$900,000
- Zoning: FC

181+183 Brampton Rd Brunswick, GA

- Acres: 2.60 / 4.25
- Pricing: \$350,000 per acre
- Zoning: FC

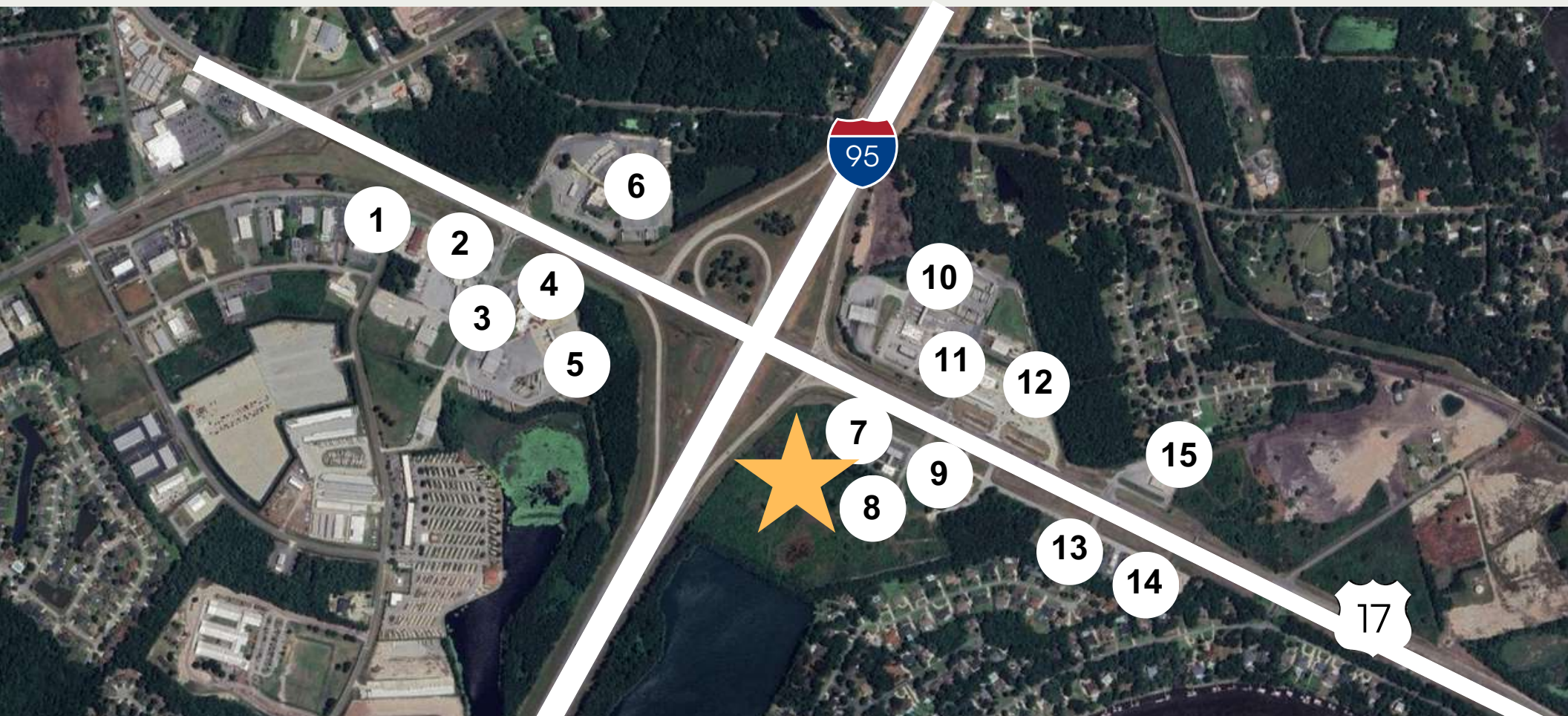
225 FLASH FOODS RD



181+183 BRAMPTON RD



RETAILER OVERVIEW



- | | | | | | | | |
|---|--------------------------|---|------------------|----|--------------------|----|---------------|
| 1 | America's Best Value Inn | 5 | TA Travel Center | 9 | Mobil | 13 | Zaxby's |
| 2 | Super 8 by Wyndham | 6 | Denny's | 10 | Subway | 14 | Tru by Hilton |
| 3 | Econo Lodge | 7 | Flash Foods | 11 | Love's Travel Stop | 15 | Dairy Queen |
| 4 | Dunkin' | 8 | Comfort Suites | 12 | QuikTrip | | |

DEMOGRAPHICS



Population

- 1 mile: 7,946
- 3 miles: 14,400
- 5 miles: 26,600



Household Income

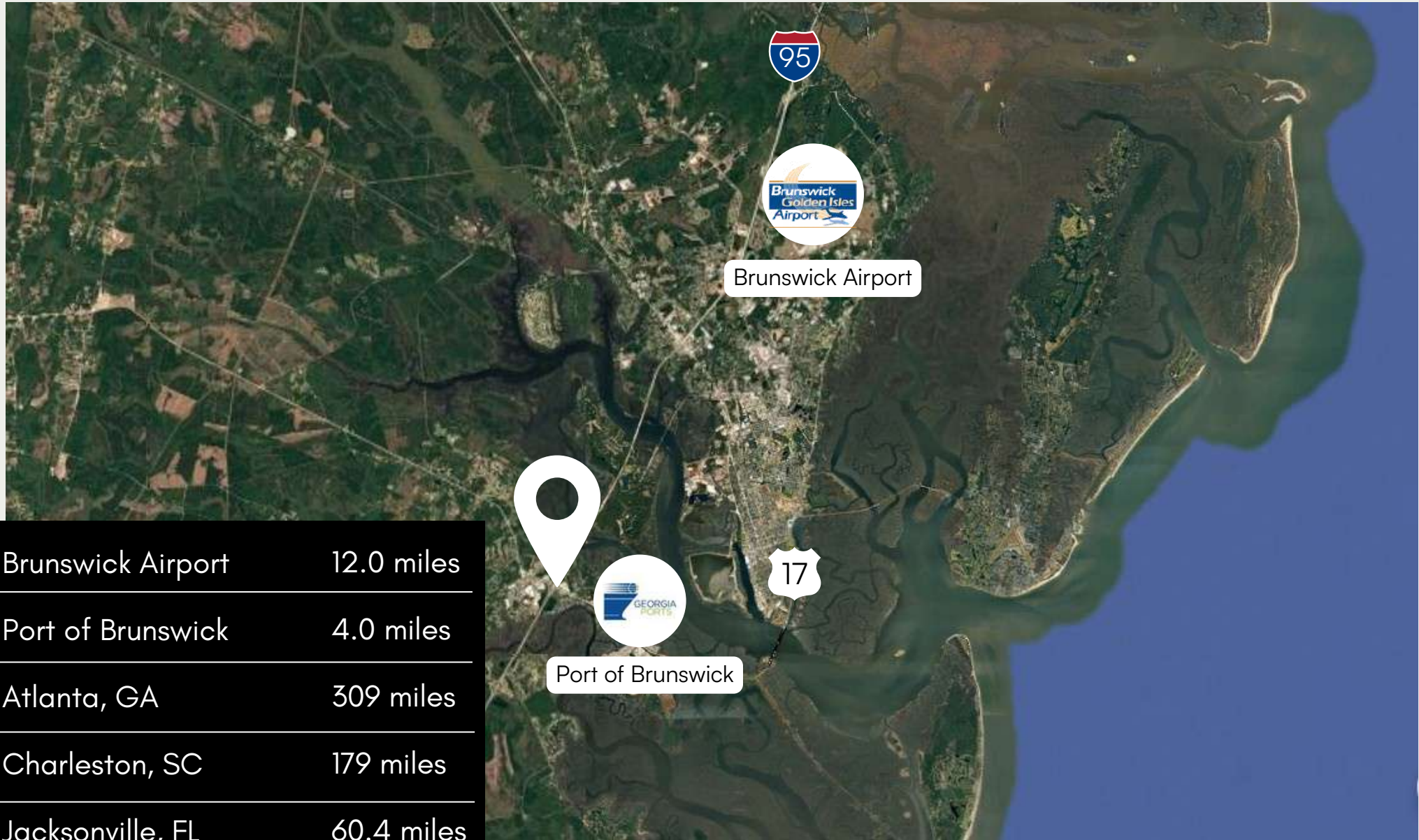
- 1 mile: \$82,400
- 3 miles: \$89,000
- 5 miles: \$65,000



Age Demographics

- 1 mile: 42 Median Age
- 3 miles: 42 Median Age
- 5 miles: 41 Median Age

LOCATION OVERVIEW



BIO/CONTACT



JORDAN KIM

Principal

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BACKGROUND

Jordan Kim is the President of Blokk Commercial Real Estate (BCRE) and an active investor with deep roots in the Savannah commercial real estate market. He began his career at NAI Mopper Benton as a commercial real estate advisor, where he developed a strong understanding of the Greater Savannah area, its submarkets, and the forces driving local growth. He later joined Meybohm Commercial Properties, specializing in retail investment and development sales, further refining his expertise in deal structure, site selection, and value creation.

In 2022, Jordan founded Blokk Commercial Real Estate with a vision to build a Savannah-based firm known for execution, market intelligence, and results. Under his leadership, Blokk has completed over 200 transactions with total volume exceeding \$300 million, becoming a trusted advisor to investors, developers, and business owners throughout Coastal Georgia.

Blokk has served as the master broker for Tidal Wave Auto Spa and has represented clients in transactions both locally and nationwide, while maintaining a strong focus on Savannah's evolving landscape. The firm is highly active in industrial, retail, and land sales, playing a role in shaping the growth of one of the Southeast's most dynamic markets.

Jordan is known for his hands-on approach, straightforward communication, and ability to identify opportunity within Savannah's unique mix of historic character, expanding infrastructure, and strong economic momentum. His mission is to help clients capitalize on the city's growth while protecting their downside and positioning them for long-term success.

EDUCATION

Georgia Southern University

College of Business and Finance-Bachelors of Finance Degree