



CONTACT:

Jordan Kim

Principal

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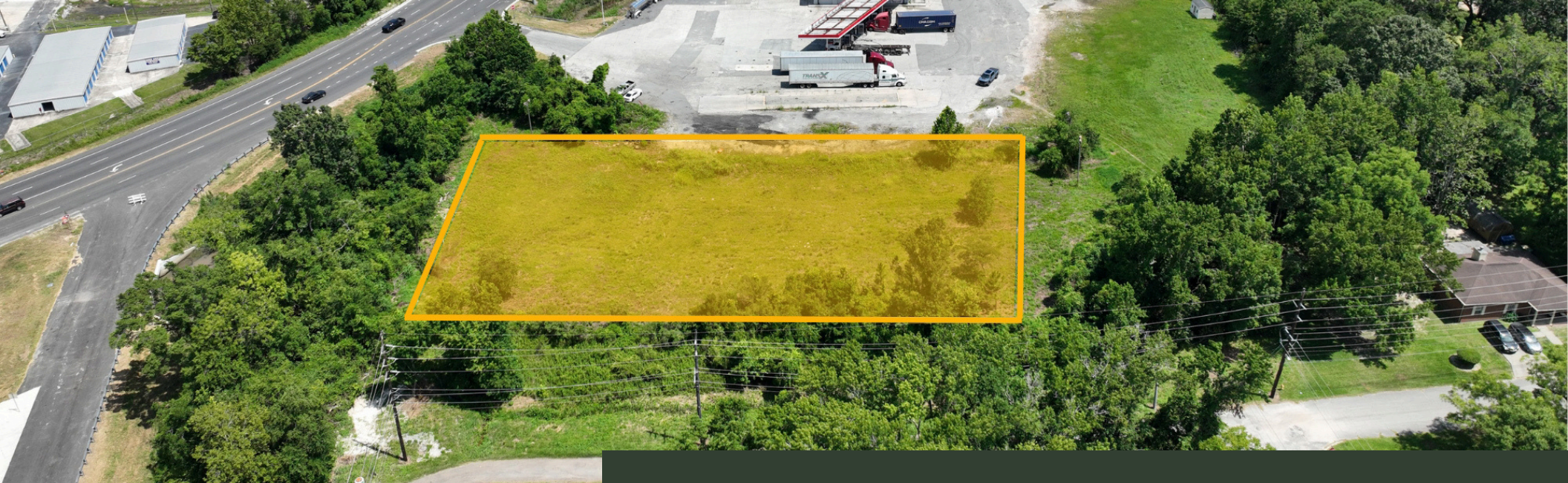
301 HIGHWAY 80

GARDEN CITY, GA

+/- 1.73 ACRE DEVELOPMENT SITE

AVAILABLE FOR SALE





PROPERTY SUMMARY



Hotel or Retail Development Site

301 Highway 80, Garden City, GA

- Acres: 1.73
- Pricing: \$775,000
- Zoning: V4
- VPD: 33,200+
- Excellent access to I-516
- 2.4 miles from Port of Savannah
- 6.9 miles from SAV Airport

PROPERTY DESCRIPTION

Blokk Commercial Real Estate is pleased to present a rare opportunity to acquire 1.73 acres of highly visible commercial land in the thriving and historic city of Savannah, Georgia. Strategically located along a well-traveled corridor, this site offers exceptional development potential for retail, medical, office, hospitality, or mixed-use projects.

Positioned within one of Savannah's most active growth zones, the property benefits from strong traffic counts, nearby national retailers, and easy access to major highways, residential neighborhoods, and the Port of Savannah—one of the busiest in the nation.





PROPERTY PHOTOS

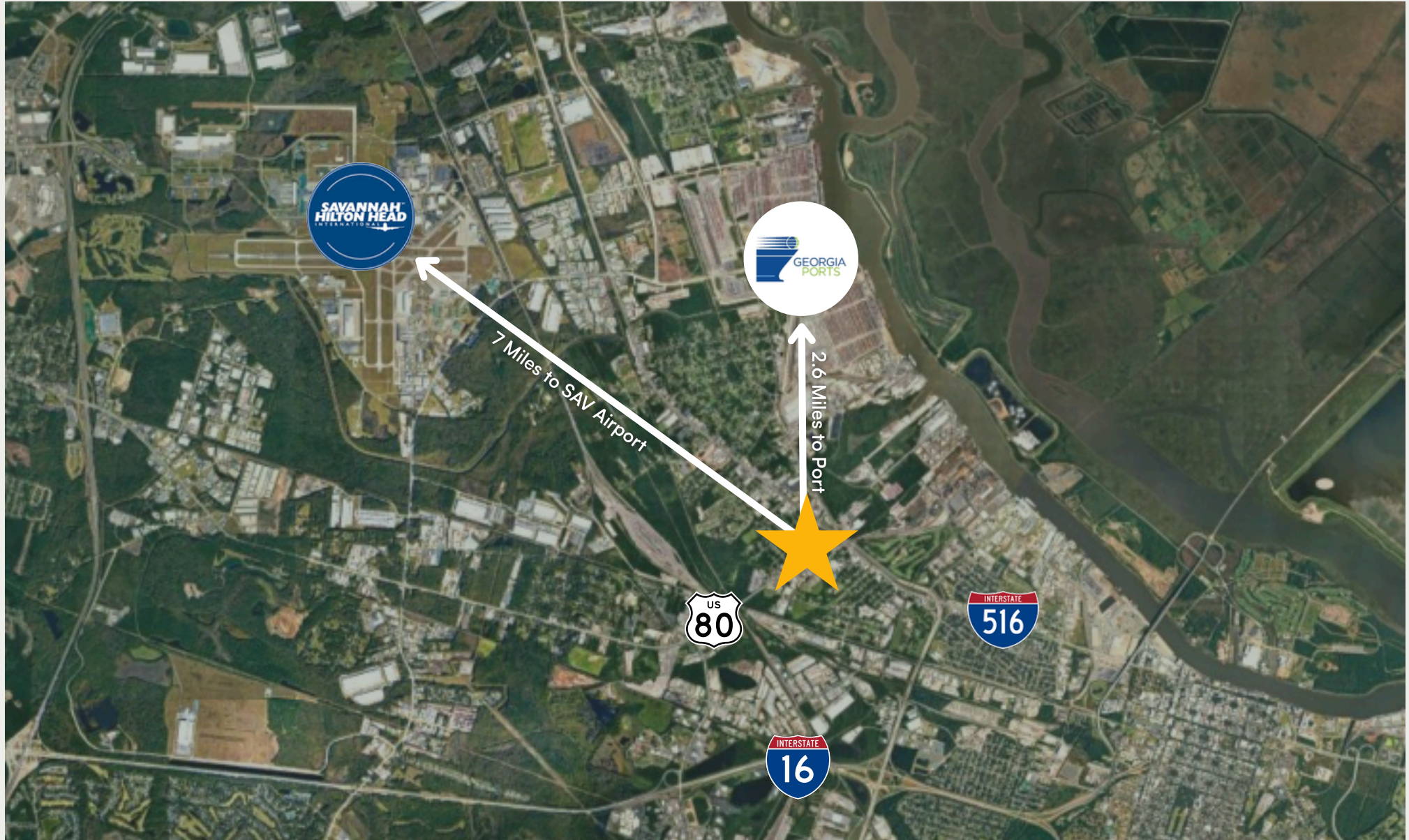


RETAILER OVERVIEW



- | | | | | | |
|---|------------------|---|--------------------------------|----|-----------------------|
| 1 | 80 Quick Stop | 5 | Subway | 9 | Queensborough Bank |
| 2 | AutoZone | 6 | Advanced Autoparts | 10 | Bridgestone HosePower |
| 3 | Arby's | 7 | Carey Hilliards | | |
| 4 | Chinatown Buffet | 8 | Woodville-Tompkins High School | | |

LOCATION OVERVIEW

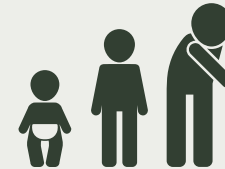


DEMOGRAPHICS



Population

- 1 mile: 9,289
- 3 miles: 42,200
- 5 miles: 102,300



Age Demographics

- 1 mile: 35 Median Age
- 3 miles: 32 Median Age
- 5 miles: 34 Median Age



Household Income

- 1 mile: \$43,000
- 3 miles: \$42,500
- 5 miles: \$52,400



Employees

- 1 mile: 7,205
- 3 miles: 33,700
- 5 miles: 82,400

BIO/CONTACT



JORDAN KIM

Principal

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BACKGROUND

Jordan Kim began his career at NAI Mopper Benton as a commercial real estate advisor. After learning the greater Savannah market, he joined Meybohm Commercial Properties where he specialized in retail investment and development sales. Jordan opened the doors to Blokk Commercial Real Estate in 2022.

The company has a history of completed transactions (over 200) and volume over \$200M. Blokk served as the master broker for Tidal Wave Auto Spa. Additionally, the firm has executed transactions across the country. Jordan is an active investor and currently serves as the President of BCRE.

EDUCATION

Georgia Southern University

College of Business and Finance-Bachelors of Finance Degree