

18+/- Acres Development Land for Sale  
Al Gay Drive  
Kingsland, GA 31548

**\$2,520,000**  
18± Acres  
Camden County



**18+/- Acres Development Land for Sale  
Kingsland, GA / Camden County**

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**SUMMARY**

**Address**

Al Gay Drive

**City, State Zip**

Kingsland, GA 31548

**County**

Camden County

**Type**

Undeveloped Land, Commercial, Business Opportunity

**Latitude / Longitude**

30.781795 / -81.639958

**Taxes (Annually)**

\$2,652

**Acreage**

18

**Price**

\$2,520,000



## 18+/- Acres Development Land for Sale Kingsland, GA / Camden County

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### **PROPERTY DESCRIPTION**

#### Description

18+/- Acre Development Tract in Kingsland, GA

This 18 Acre property is ideal for Multi-Family, Townhome, or Industrial / Commercial use, perfectly positioned in the heart of Kingsland's fast-growing Section. Newly paved frontage on Al Gay Drive, and a brand new tie to Middle School Road & Hwy 40 give unrivaled access. A planned extension through to a new Commercial Development makes this property well located a key piece in this ever expanding market. Within eyesight of the Brand new Publix, new Texas Road House , Lowes, Tractor Supply, Surcheros, Frito Lay Distribution Hub this property has prime location. Currently in the County the property could be annexed into the City of Kingsland with a new user's desired zoning in short order. There is a City Sewer Lift Station across the street directly in front of the property.

#### Property Features:

- City of Kingsland Water and Sewer
- Newly Paved Frontage on Al Gay Drive
- Newly built tie into Middle School Road & GA Hwy 40
- Located in a High-Growth Commercial / Multi-Family Area
- Flexible Use: Ideal for Multi-Family, Townhome, or Commercial, Flex Space, Warehouse, or Light Industrial

#### Conveniently Located:

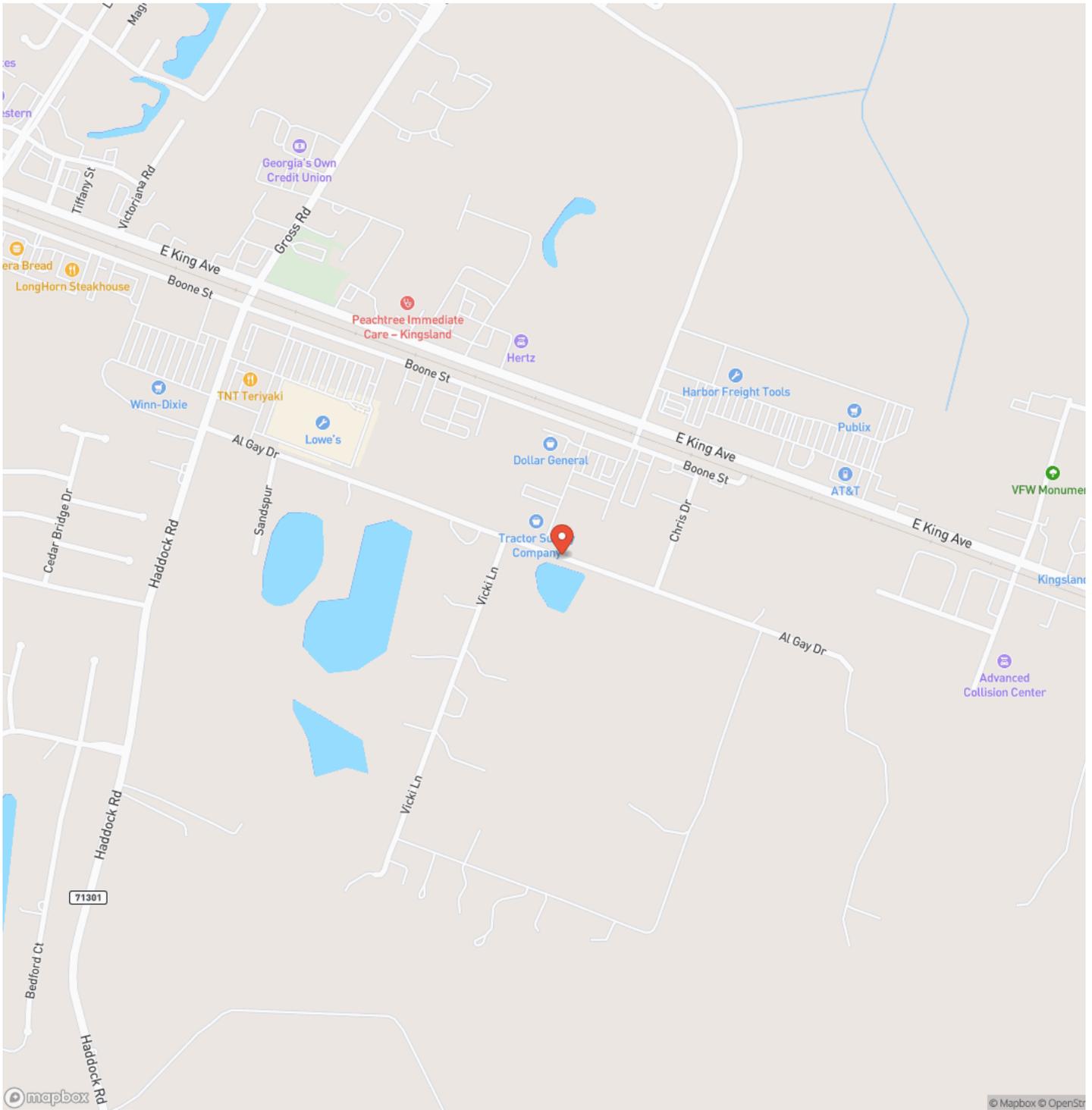
- Less than 2 miles from I-95 Exit 1 & 3
- 5 minutes to Naval Station Kings Bay & Downtown Kingsland, GA
- Minutes to Shopping, Dining and Work
- 30 minutes to Jacksonville International Airport
- 45 minutes to Downtown Jacksonville, FL
- 35 Minutes to Brunswick, GA, Jekyll Island, and St. Simons Island, GA

Contact Terrell Brazell at [912-674-2700](tel:912-674-2700) ( [tbrazell@mossyoakproperties.com](mailto:tbrazell@mossyoakproperties.com) ) or Brogan Napier [904-814-9737](tel:904-814-9737) with Mossy Oak Properties for more information on this property or others like it.

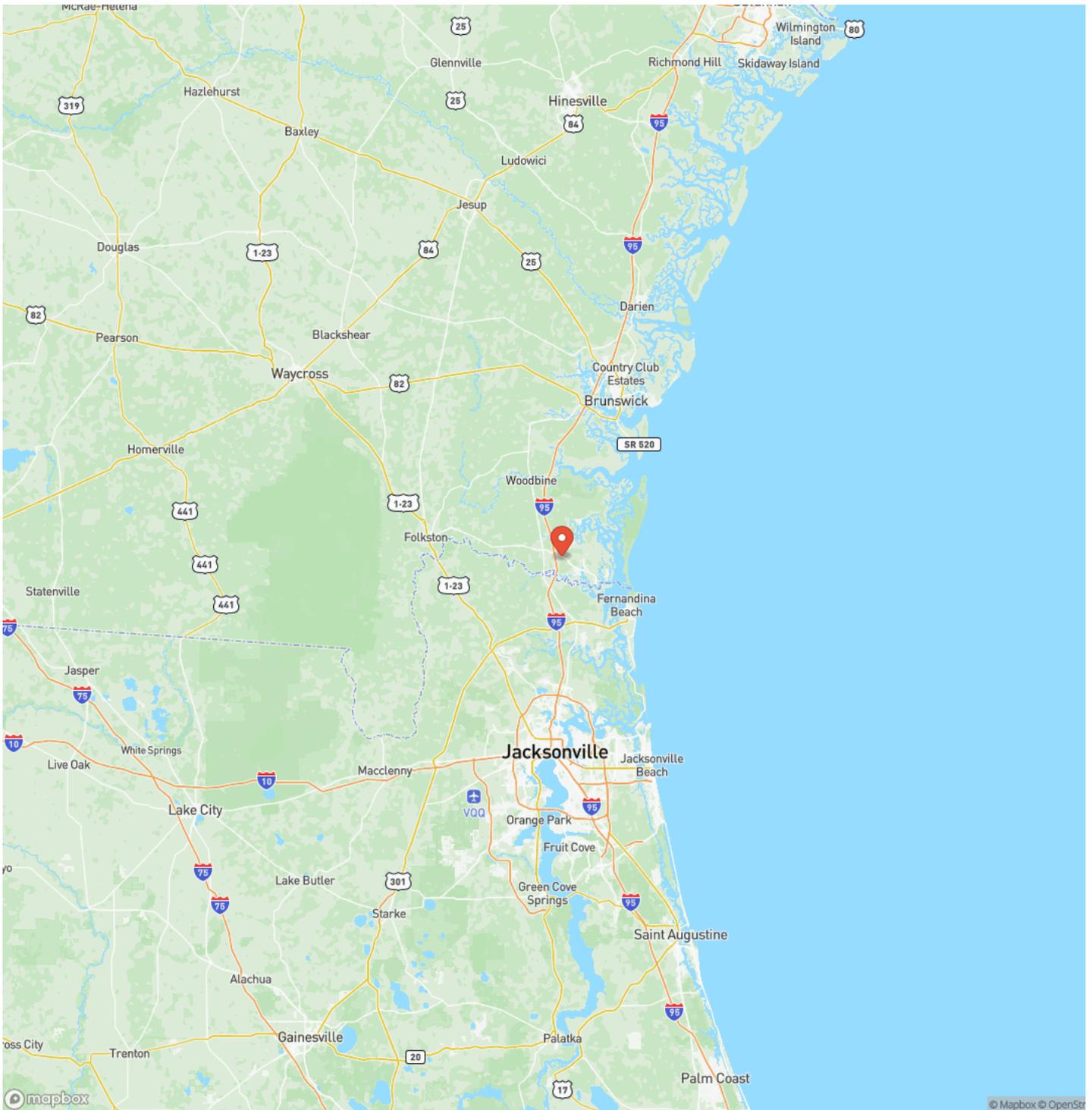
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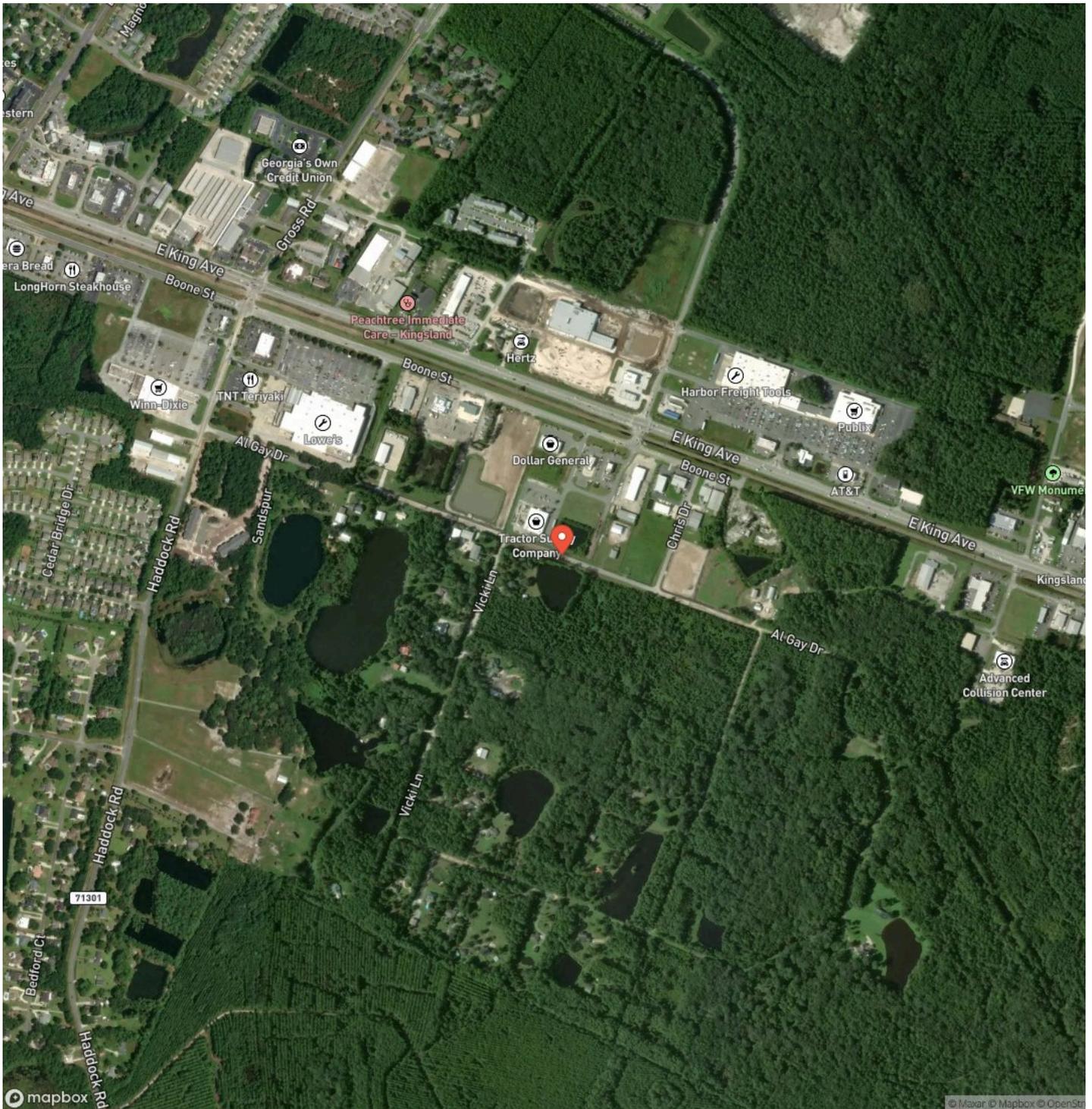
# Locator Map



# Locator Map



## Satellite Map







## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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