

**Commercial Lot on US 1 in Folkston, GA**  
5.39 Ac US 1  
Folkston, GA 31537

**\$50,000**  
5.390± Acres  
Charlton County



**Commercial Lot on US 1 in Folkston, GA**  
**Folkston, GA / Charlton County**

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**SUMMARY**

**Address**

5.39 Ac US 1

**City, State Zip**

Folkston, GA 31537

**County**

Charlton County

**Type**

Commercial

**Latitude / Longitude**

30.8956 / -82.0107

**Taxes (Annually)**

543

**Acreage**

5.390

**Price**

\$50,000

**Property Website**

<https://www.mossyoakproperties.com/property/commercial-lot-on-us-1-in-folkston-ga-charlton-georgia/26151/>





## Commercial Lot on US 1 in Folkston, GA Folkston, GA / Charlton County

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### **PROPERTY DESCRIPTION**

Commercial Lot with Paved 4 lane frontage on US 301 / US-1 in Folkston, GA. The 5.39 Ac Tract has 172'ft of frontage adjacent to the Frier Express Truck-Stop in Folkston, GA. This property has a GA DOT daily Traffic county of 8,490 which is the highest in the area. This primary travel corridor between Jacksonville, FL and Waycross, GA gives great exposure for all type of business opportunities. The property has t phase power and city services. Contact Terrell Brazell with Mossy Oak Properties for more information on this property or others like it a [912-674-2700](tel:912-674-2700).

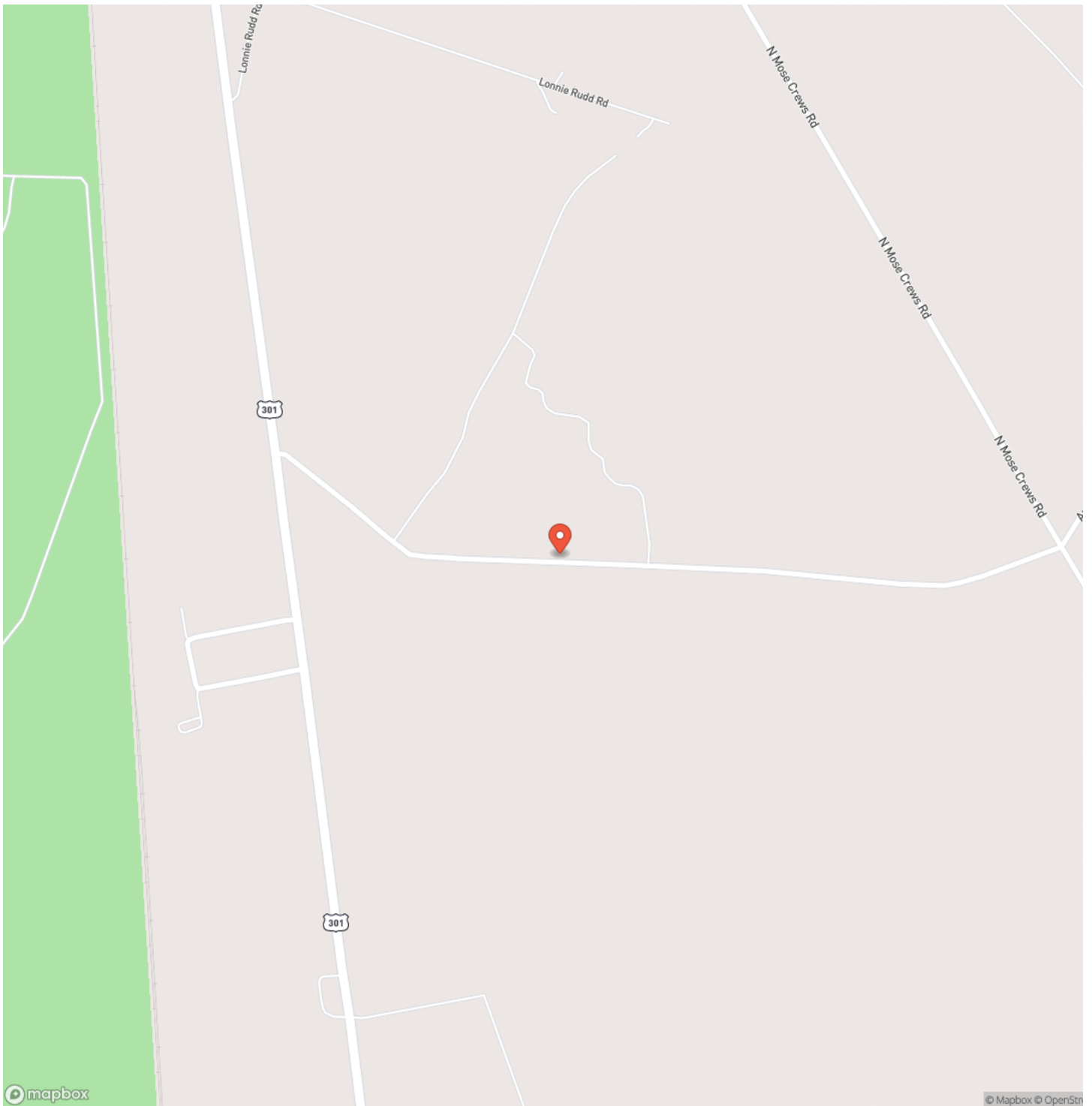


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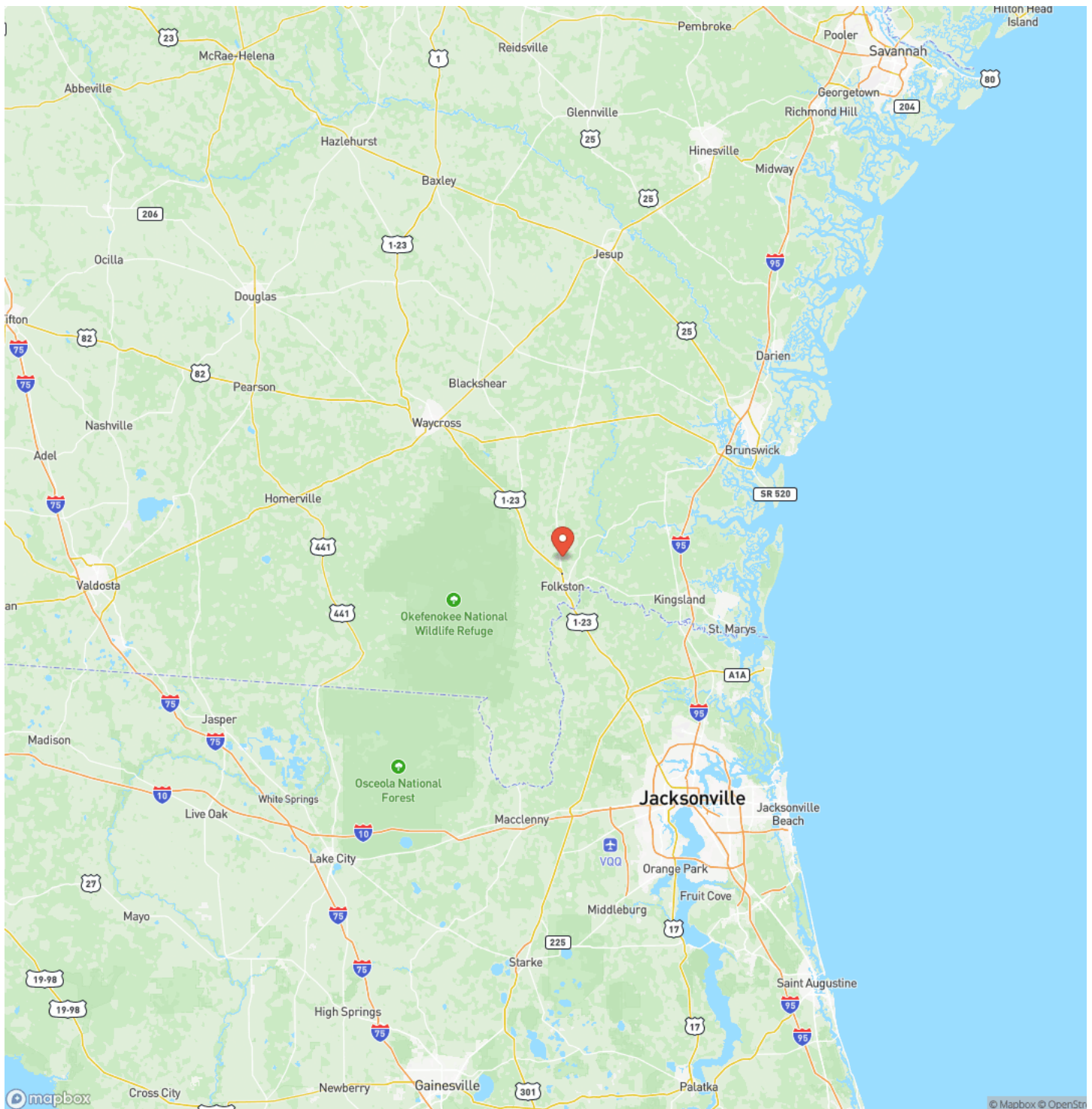
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## Locator Map

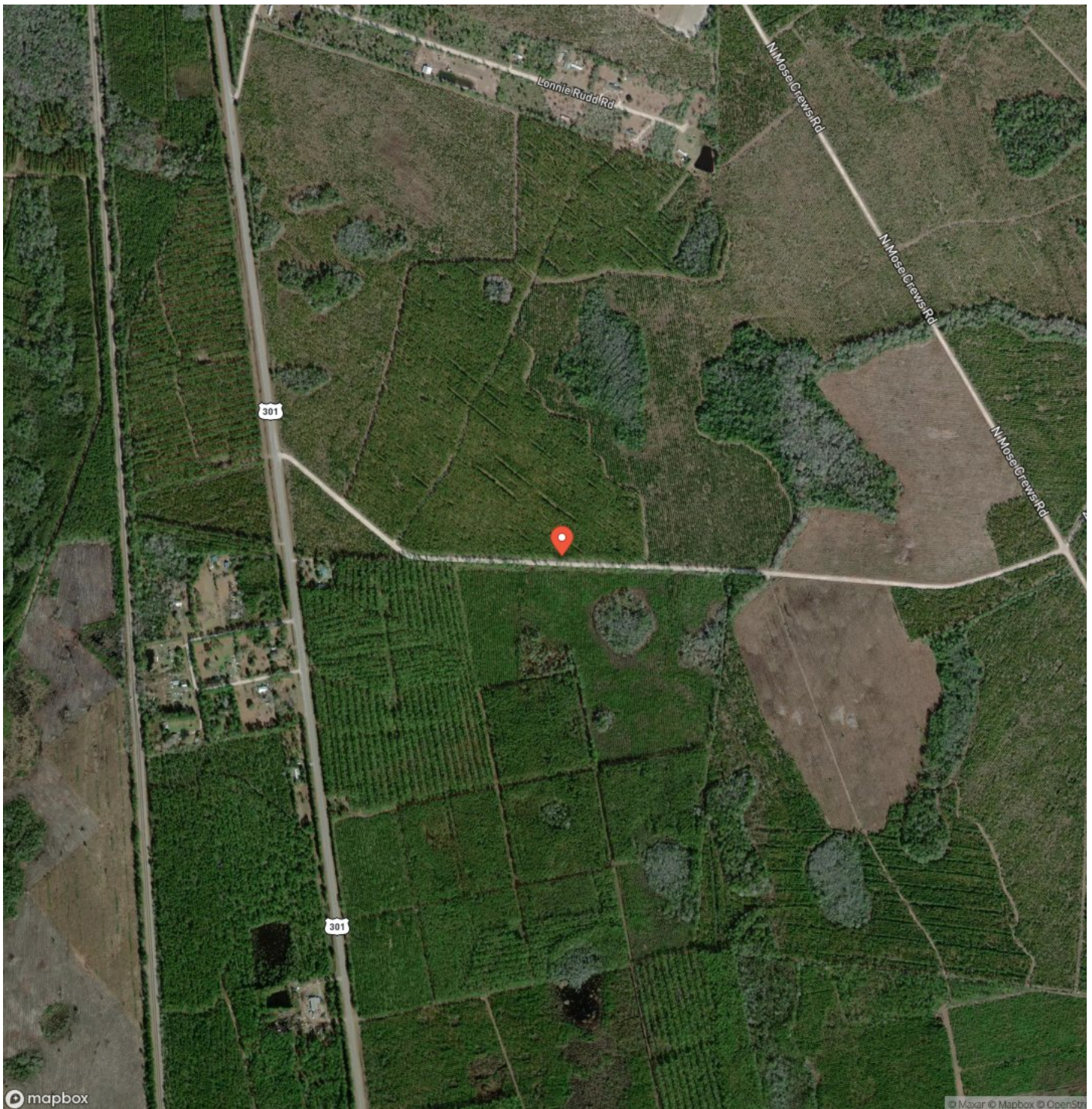


## Locator Map





## Satellite Map







## This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



## **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 relation 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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**Mossy Oak Properties Coastal Land and Real Estate**

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