

Self Storage C of O Opportunity



SELF STORAGE ADVISORS

MCS Mini-Storage C of O Opportunity

3115 Gillionville Raod
Albany, GA 31721

Presented by:

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Call for Offers Due: Tuesday, November 14, 2023

INVESTMENT HIGHLIGHTS

- Brand new 6.37-acre self-storage C of O opportunity - will receive C of O in January 2024
- 11 buildings consisting of 330 climate and non-climate drive-up units
- Lighted, landscaped, and gated with security cameras
- 14,600 AADT per day
- Located on Gillionville Road behind Mike's Country Store, a major city thoroughfare and local hotspot

PROPERTY DETAILS

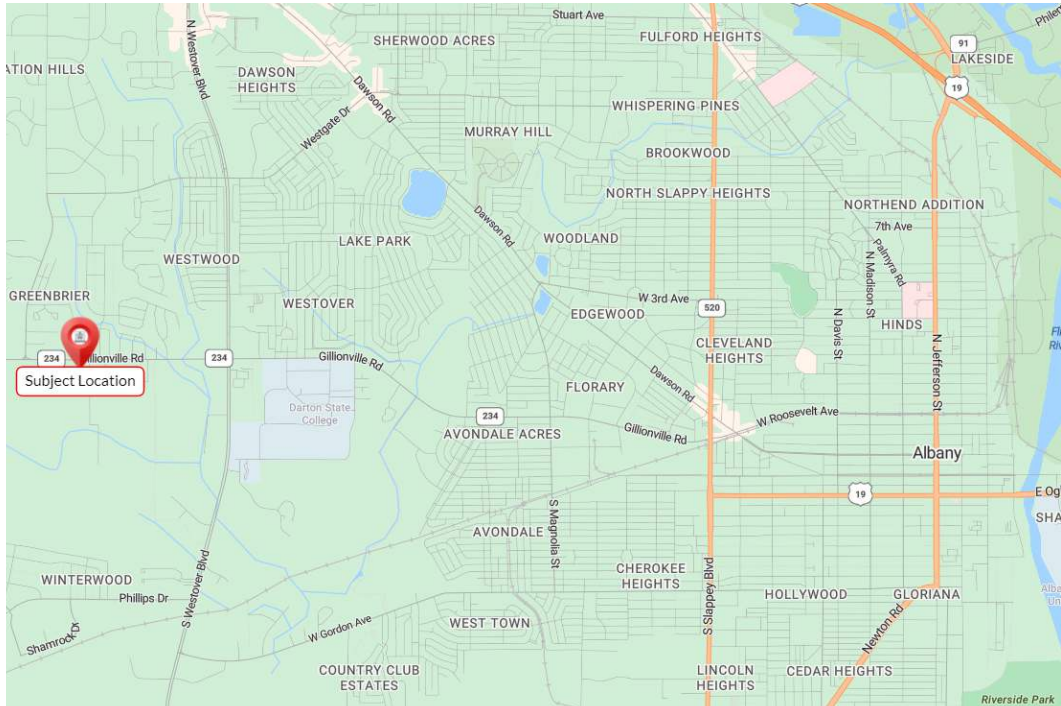
Total Rentable SF: 44,100

Year Built: 2023

Number of Units: 330

Acreage: 6.37





sources believed to be reliable however can make no warranties, express or implied, to it's accuracy. Buyer to conduct their own due diligence.

Argus Self Storage Advisors and Weaver Realty Group, Inc FL. have compiled this information from