

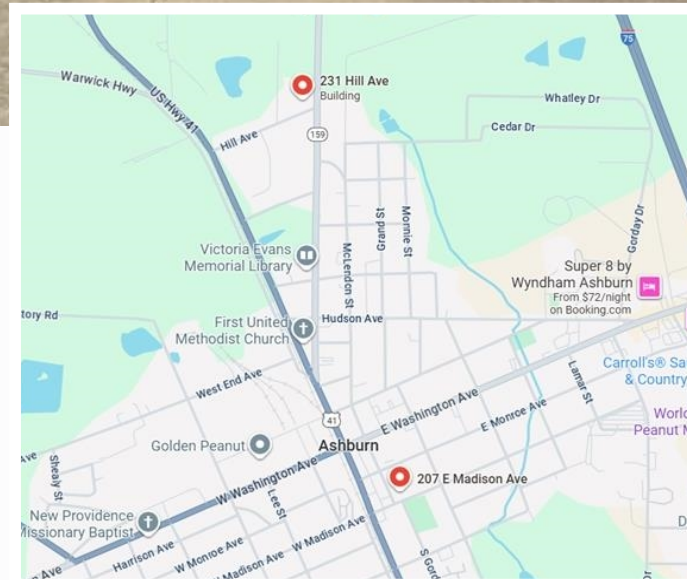
Ashburn Security Mini Storage

207 E Madison Ave and 231 Hill Ave
Ashburn GA 31714



HIGHLIGHTS:

- » Two Property Portfolio in Close Proximity to Each Other
- » 332 Standard Drive-Up Units with 37,600 +/- RSF
- » Potential for Expansion (Buyer to Verify)
- » Limited Competition within 15 Miles
- » Easily Accessible from I-75 and US Hwy 41
- » Value Add - Opportunity to Increase Rents to Market Averages



\$2,250,000

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