

THE CROSSINGS AT GODLEY STATION – POOLER, GA

Property link: <http://sale.svn.com/crossingsatgodley-a-h>

Aerial View of Godley Station



Godley Station is a 2,600-acre mixed-use development just outside of Savannah in Pooler, GA. Located along I-95, the Southern portion of the site offers a mixture of retail, offices and residential with a pedestrian feel. The Northern portion will consist of a 1,300-acre retirement community, including a golf course and school.

svnsavhh.com

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MIXED-USE DEVELOPMENT – PARCELS FOR SALE!

THE CROSSINGS AT GODLEY STATION – POOLER, GA

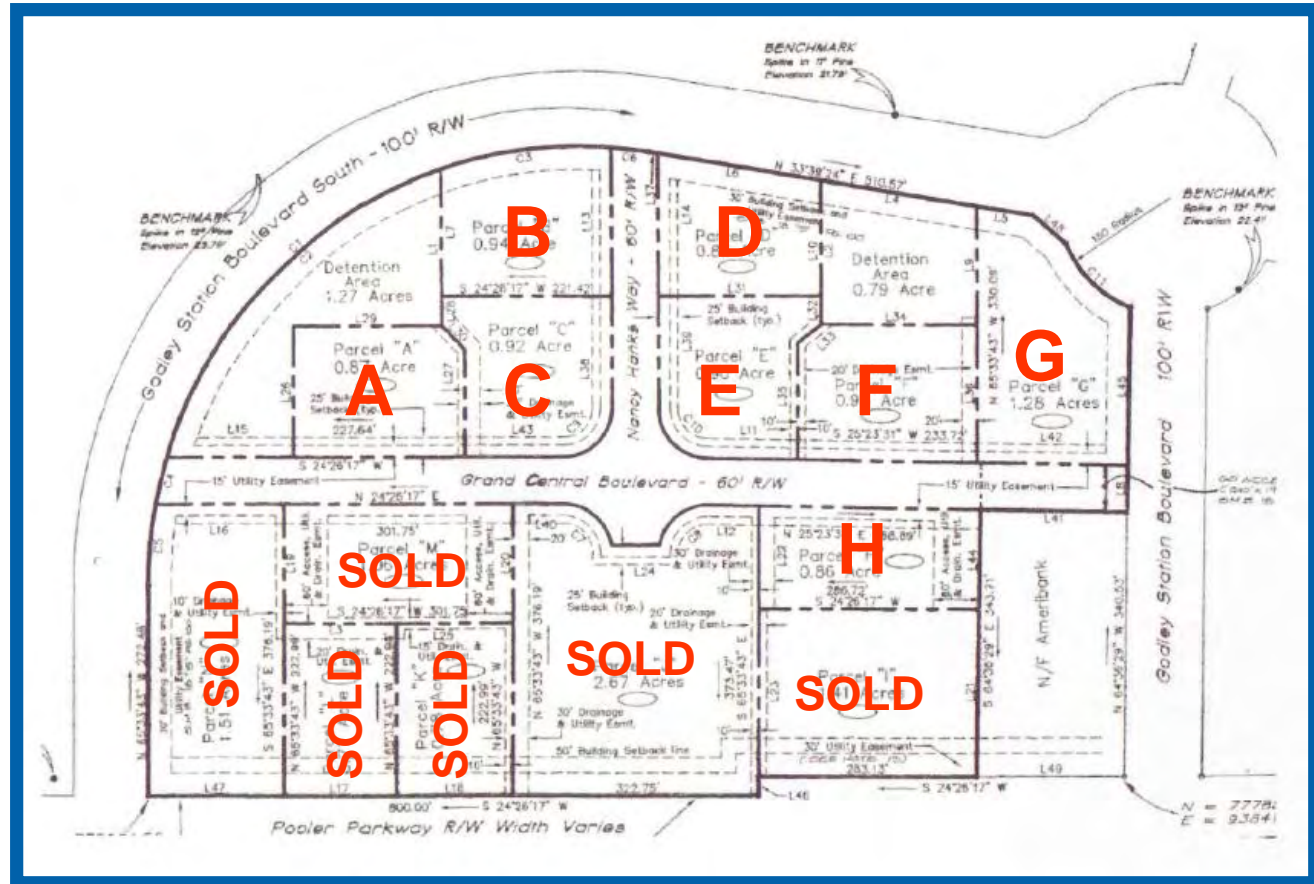
LOCATION:

The Crossings at Godley Station is located at the intersection of Pooler Parkway and Godley Station Boulevard. These parcels have Godley Station Boulevard and South Godley Station Boulevard frontage. Godley Station provides quick access to I-95 and I-16.

AVAILABLE PARCELS:

A	37,897 SF	\$303,176
B	40,946 SF	\$327,568
C	40,075 SF	\$320,600
D	35,719 SF	\$285,752
E	39,204 SF	\$313,632
F	40,946 SF	\$327,568
G	55,462 SF	\$554,620
H	37,462 SF	\$299,696

8 PARCELS FROM 0.82 TO 1.28 ACRES AVAILABLE!



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MIXED-USE DEVELOPMENT – NOW PRE-LEASING! THE CROSSINGS AT GODLEY STATION – POOLER, GA

RESTAURANT / BANK / OFFICE SPACE AVAILABLE!

LOCATION:

Located within the Crossings at Godley Station, on the corner of Pooler Parkway and Godley Station Boulevard, with quick access to I-95 and I-16.

PARKING:

Abundant Parking On Site

PROJECT DETAILS:

L *Single-Story Restaurant:*
6,215 SF \$22.00 PSF

M *3-Story Office Building:*
5,000 SF 1st Floor \$18.00 PSF
5,000 SF 2nd Floor \$15.00 PSF
5,000 SF 3rd Floor \$15.00 PSF

N *Single-Story Bank Building:*
4,950 SF \$20.00 PSF

*All rates are on a NNN basis.



Property link: <http://lease.svn.com/crossingsatgodley-parcell>
Property link: <http://lease.svn.com/crossingsatgodley-parcelm>
Property link: <http://lease.svn.com/crossingsatgodley-parceln>

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MIXED-USE DEVELOPMENT – PARCELS FOR SALE!

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SALES PRICE: \$2,100,000

ABOUT THE PROPERTY:

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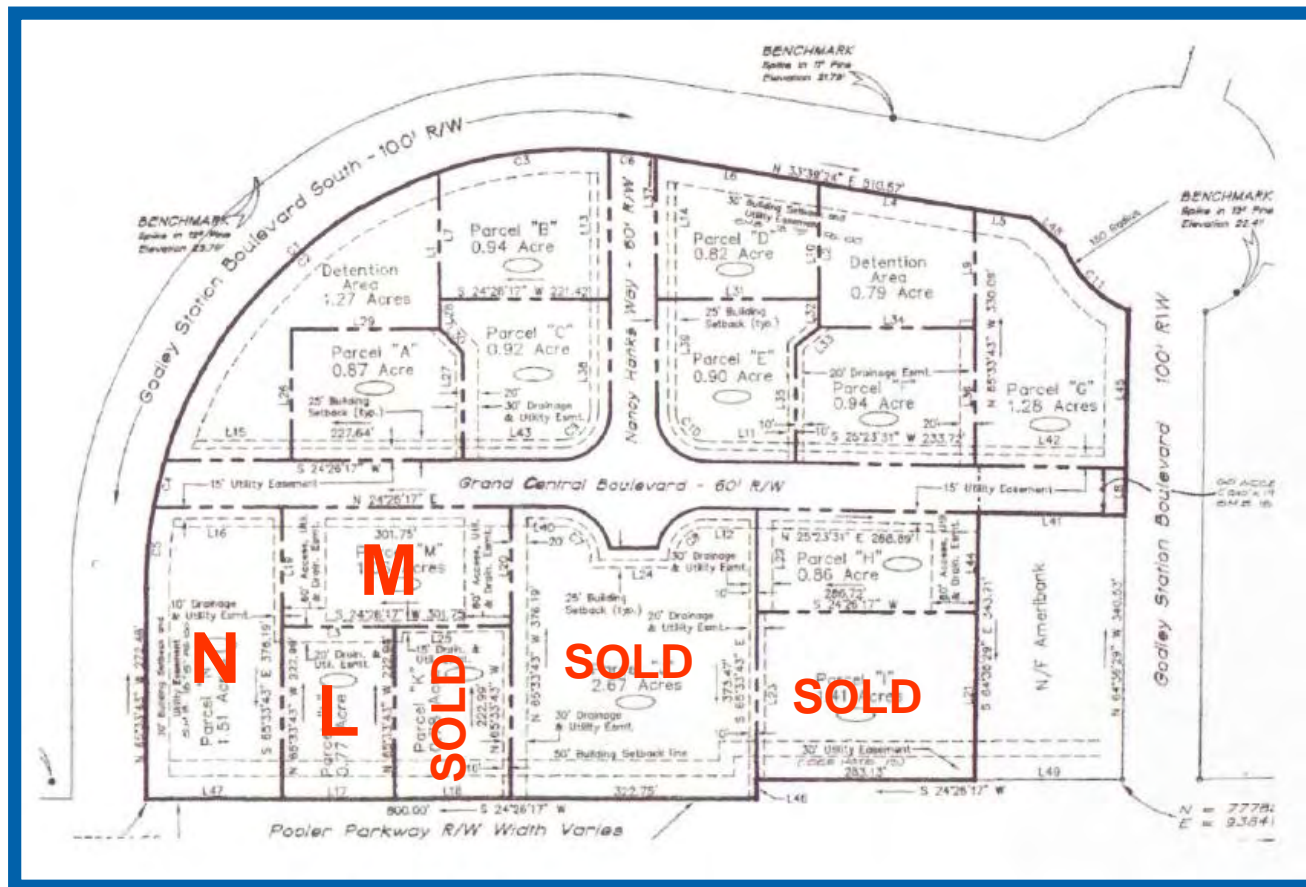
These parcels have Pooler Parkway and South Godley Station Boulevard frontage.

Godley Station provides quick access to I-95 and I-16.

PARCEL DETAILS:

L	33,541 SF	±0.77 acre
M	46,174 SF	±1.06 acres
N	<u>65,776 SF</u>	<u>±1.51 acres</u>
	145,491 SF	±3.34 acres

Note: Parcels are also available as pre-leased build-to-suits – call for details



Property link: <http://sale.svn.com/crossingsatgodley-lmn>

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