



# 650 Oglethorpe Ave, Athens, GA 30606

**Parcel #:** 113 059

**Acres:** +/- 0.9821 *(parent site, owner owns a 14.5% interest in all common elements)*

**County:** Athens - Clarke

**Within City Limits:** Yes

**Current Zoning:** CO – Commercial Office

**Available Utilities:** electric, water, natural gas

**Service Providers:** GA Power, Athens-Clarke County water, Constellation Gas

## Improvements:

**Year Built:** 1985, *renovated in 2020*

**Sq Ft:** 1,440

**B/B:** 1 bath

**Office Space:** 7 separate office spaces

**Warehouse or Open Space:**

## Additional Notes:

Located in Oglethorpe Office Park Condominiums, governed by HOA.

Currently being used as a medical office, with 4 exam rooms, 1 office, a lab, waiting room, and reception area.

Ample parking available in front of the suite for customers or patients. Handicap accessible.

Located in close proximity to downtown Athens, Athens Piedmont Hospital, and St. Mary's Hospital along with any other commercial and retail businesses.

