



Delta Crossing Tract A

1.96 +/- Acres | Glynn County, GA | \$1,960,000



ADDRESS

15 Lee Boulevard
Brunswick, GA 31565

LOCATION

NE Quadrant of Exit 42, Interstate 95,
Tract A

PROPERTY SUMMARY

This 1.96-acre commercial site with significant interstate and highway frontage is located directly across from Buc-ee's. This site sits directly across Highway 99 from the new Buc-ee's that recently opened in July. It is conveniently located between Jacksonville, Florida, and Savannah, Georgia.

This site offers exceptional visibility, direct access, and exposure to rapidly growing traffic volumes, which are expected to increase significantly with the ongoing four-lane expansion of Highway 17. The Georgia Department of Transportation has recently installed new roundabouts to the east and west of the site to improve traffic flow and connectivity.

Just across I-95, D.R. Horton has broken ground on a large-scale residential development entitled for 2,301 homes, further signaling the area's explosive growth. Additionally, construction is underway on the first three buildings of the 750-acre Tradewinds Industrial Park, located in the southwest quadrant of Exit 42.

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