

Dollar General

Brand New Build-to-Suit Construction

Damascus, GA

\$ Offering Price: **\$1,260,267** **%** Cap Rate: **6.75%**

[Click Here for Website & Full Offering Memorandum](#)



Representative Photo

Investment Summary

Stan Johnson Company is pleased to offer to qualified investors, a brand new retail property which is 100% leased to **Dollar General** in **Damascus, Georgia**.

Dollar General is operating under a fifteen (15) year NNN lease featuring four (4) five (5) year renewal options and 10% rent increases in each option.

Dollar General Corporation is an investment-grade company currently holding a Standard & Poor's rating of BBB/Stable.

DOLLAR GENERAL®

Investment Highlights



Investment Grade Credit



Absolute NNN



Ideal Target Customer Base



Corner Entry Location

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