

Wolf Creek Golf Club Atlanta, Georgia



Asking Price \$2,500,000



Wolf Creek Golf Club



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Since 2001 Wolf Creek has been one of the best golf courses in the Atlanta metro region. Located 10 minutes from the Atlanta International Airport and 15 minutes from downtown Atlanta, golfers find Wolf Creek presents unparalleled beauty, natural wildlife and top flight conditions.

Designed by Mike Young, Wolf Creek features challenging design that goes through rolling terrain, dramatic vistas, and natural wetlands with breathtaking views

Priced substantially below replacement cost at \$2,500,000 Wolf Creek is ideal for a veteran golf course operator or a first time owner.



Wolf Creek Golf Club

3000 Union Road SW Atlanta GA 30331

Year Opened - 2001
Architect - Mike Young
of Holes - 18
Total Acres - 250
Yardage 7,069
Slope/Rating - 73.2/143
Greens Fees - \$59

Golf Carts

Yamaha 2019 70 Gas carts (leased)

Clubhouse

Year Built - 2001
Square Footage 2,925
Clubhouse Capacity - 30 in dining room
Full Liquor License - yes
Locker Rooms - no
POS System - GolfNow ForeReservations



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Turf Grass

Greens - Bent Pentacorss A-1

Tees - Bent Pentacorss A-1

Fairways - Bermuda

Rough - Bermuda

Irrigation

Make Flow Rainbird Prototype Oasis Pump Control System

of Pumps - 2 vertical turbine pumps

Year Installed - 2001

Total Gallons per Minute - 1,300 with jockey pump

Water Source - Camp Creek

Maintenance Facility Construction Type - Metal

Maintenance Facility Square Footage - 6,100 Sq ft

Gasoline Storage Above Ground - Yes

Separate Chemical Storage - Yes

Washdown Separator - Yes

Cart Path Composition - Asphalt 6 feet wide all over golf course

Indoor Equipment Storage - Yes



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Acquisition Opportunity

- Priced substantially below replacement cost
- Excellent Location in Atlanta Metropolitan Area
- Functional Easy to Maintain Clubhouse
- Well regarded Atlanta Metro Area golf course
- Stable community with growth opportunities to increase rounds
- Excellent local demographics
- Opportunities to increase golf rounds and revenue with community outreach and improved management practices.
- Improved Tee Sheet management will yield increases in revenue across all areas of operation.



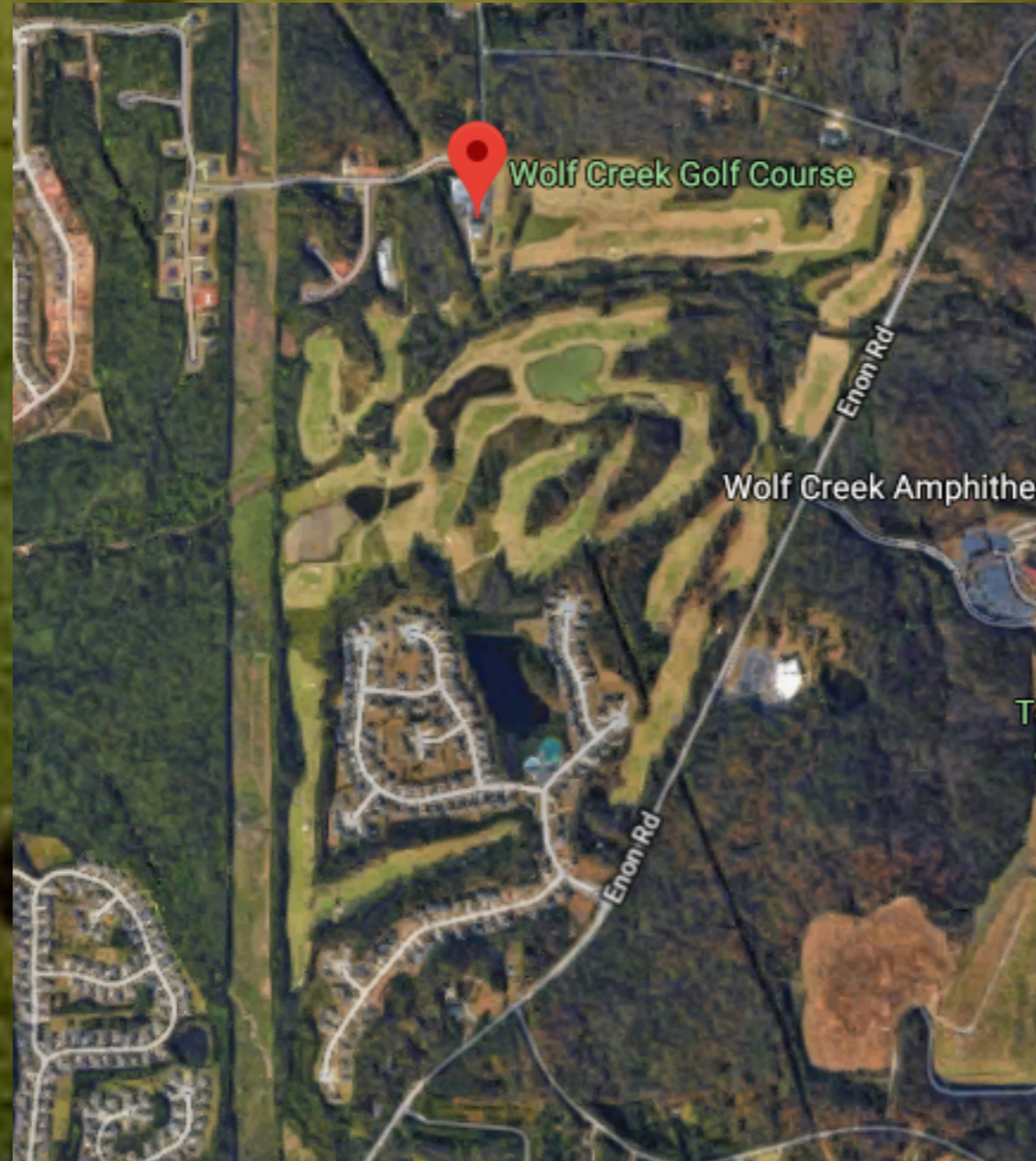
Klein Creek Golf Club



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Chris Charnas
Links Capital Advisors, Inc.
3223 Lake Ave
Suite 15C

Wilmette, Illinois 60091

Office 847-866-7192

Cell 312-543-7192

chris@linkscapitaladvisors.com

www.linkscapitaladvisors.com

Twitter: @linkscapital

