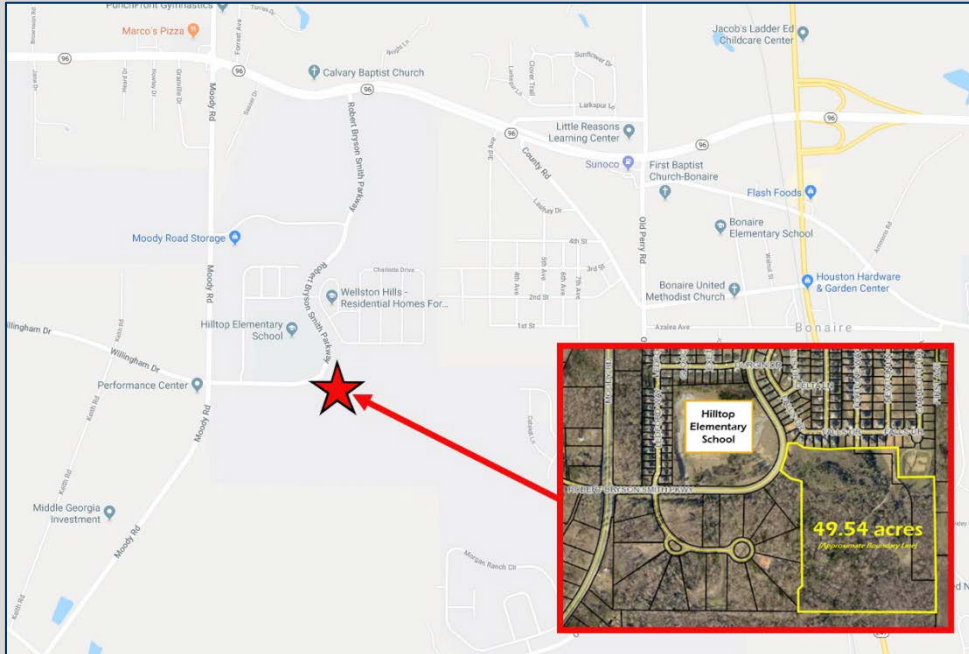


Robert Bryson Smith Parkway
at Moody Road & Highway 96
Bonaire, GA 31005
Houston County

\$34,000/ACRE
DEVELOPMENT SITE



- 49.54 acres
- Water and sewer available
- Zoned R-4
- Excellent location off Highway 96 in a desirable area of Houston County between Bonaire, Kathleen and Perry
- Easy access to Interstate 75 (Exit 142), Highway 247 and Robins Air Force Base
- Property video available at <https://youtu.be/Nlvh66oGHzQ>



4124 Arkwright Road, Suite 1, Macon, GA 31210
(478) 750-7507 | Fax (478) 750-9002
www.thesummitgroupmacon.com



470 S Houston Lake Road, Warner Robins, GA 31088
(478) 953-8595
www.coldwellbankerssk.com | www.LeahHalverson.com

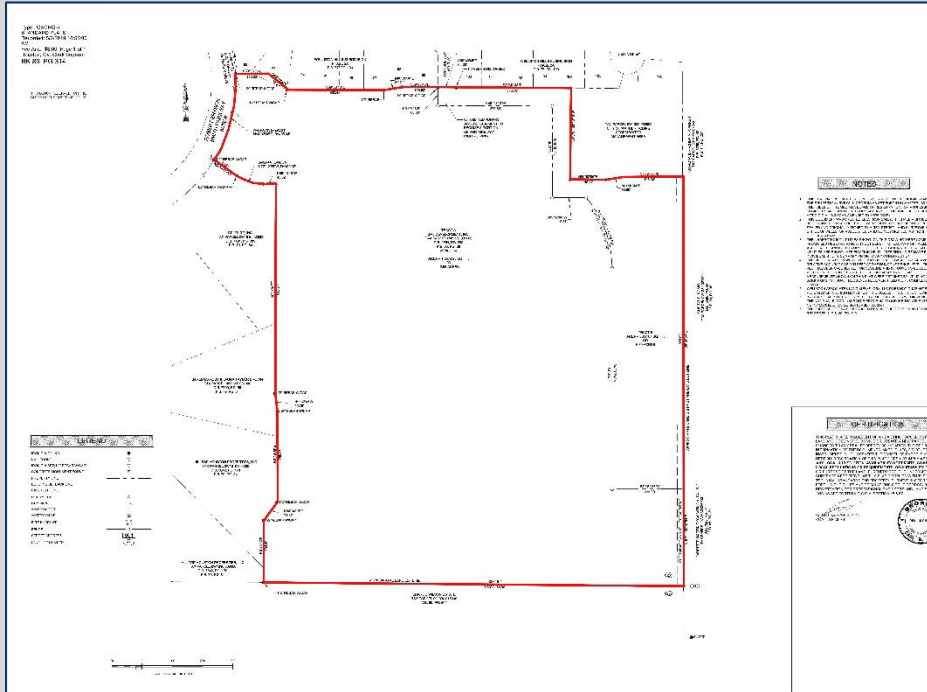
For additional information contact:

KING KEMPER, CCIM
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-or-

LEAH HALVERSON
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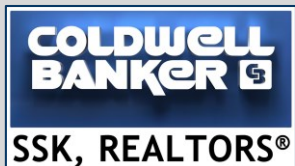
- Traffic Counts (GDOT 2018 Published Data estimate):
 - Hwy 96 @ Moody Road – 18,100 vpd

Demographics:

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2019 Population:	1,824	25,100	69,542
2024 Population Estimate:	2,052	27,029	74,482
2019 Households:	676	9,107	25,487
2024 Households Estimate:	758	9,782	27,259
2019 Average HH Income:	\$111,492	\$96,243	\$86,689
2024 Average HH Income Estimate:	\$122,507	\$108,289	\$97,654



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