

CORNER COMMERCIAL LOT

5701 COLUMBUS ROAD, MACON, GA 31206 BIBB COUNTY

Asking Price: \$775,000
3 Acres

- CORNER LOT CONVENIENTLY LOCATED NEAR HEATH ROAD, MIDDLE GEORGIA STATE UNIVERSITY, AND INTERSTATE 475 (EXIT 3).
- ZONED PDE (PLANNED DEVELOPMENT)
- ALL UTILITIES TO SITE



STERLING D. BAILEY C: 478.951.9443 | ADAM BAILEY C: 478.733.7961
SBAILEY@THESUMMITGROUPMACON.COM | ABAILEY@THESUMMITGROUPMACON.COM
4124 ARKWRIGHT ROAD, SUITE 1 MACON, GA 31210
O: 478.750.7507
WWW.THESUMMITGROUPMACON.COM



TRAFFIC COUNTS/ DEMOGRAPHICS

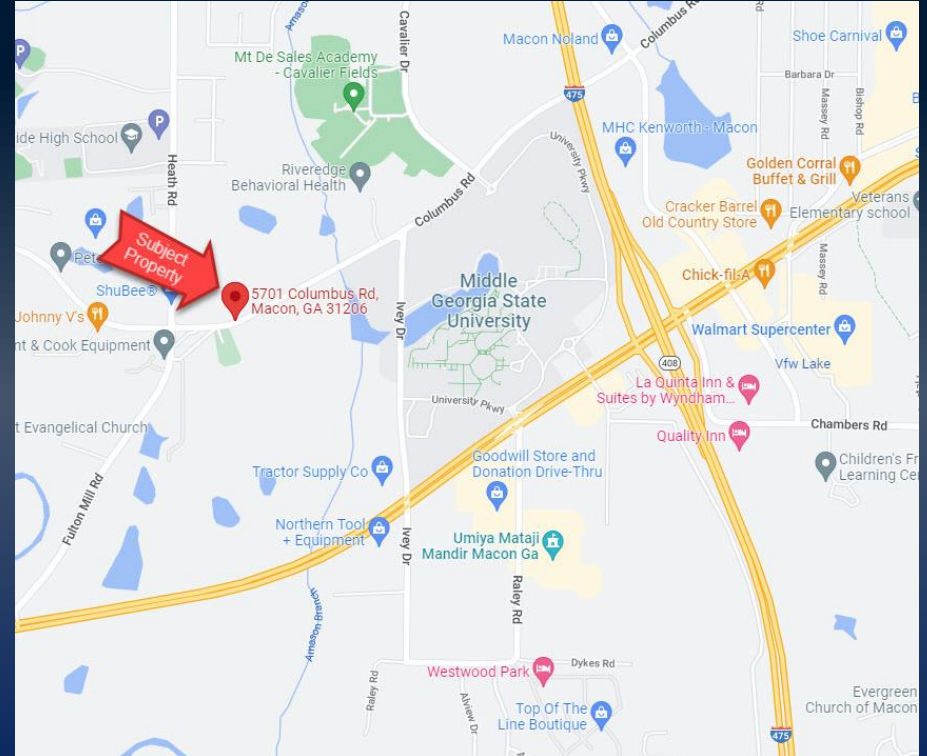
Traffic Counts: (GDOT 2021 Published Data estimate)

Heath Rd. – 6, 820 vpd

Columbus Rd. – 5,720 vpd

Demographics

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2022 Population:	686	21,229	62,087
2027 Population Estimate:	723	21,113	61,803
2022 Households:	278	8,031	23,457
2027 Households Estimate:	295	8,085	23,457
2022 Average HH Income:	\$113,770	\$69,920	\$71,694
2027 Average HH Income Estimate:	\$145,370	\$87,128	\$86,699



**5701 COLUMBUS ROAD
MACON, GA 31206**

