

# DEVELOPMENT LAND FOR SALE

**HOUSERS MILL ROAD @  
SLEDGE ROAD  
BYRON, GA 31008  
PEACH COUNTY**

**±9.5 ACRES**

**ASKING PRICE:  
\$15,000/ACRE**

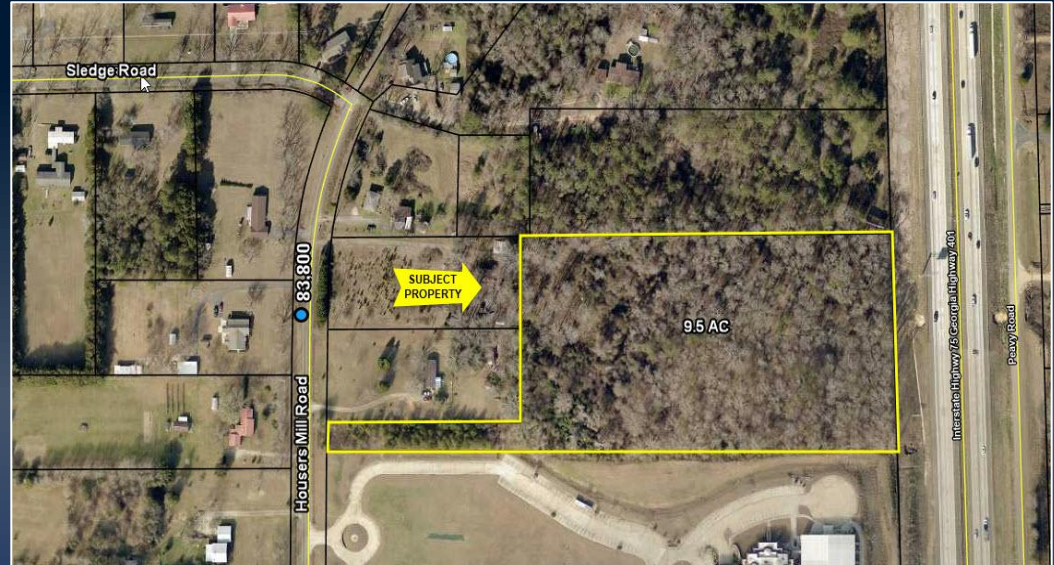


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## PROPERTY INFORMATION

- ±9.5 Acres
- Zoned: R-AG
- This property is positioned just off the 247 Connector (Watson Boulevard) and is easily accessible via I-75 at Exit 146 in Warner Robins
- Located next to the Shree Swaminarayan Hindu temple
- Traffic Count (2024 GDOT published data estimate):
  - I-75: 86,400 VPD
  - Centerville Road: 12,600 VPD








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# DEMOGRAPHICS

## Housers Mill Road @ Sledge Road - Bonaire, GA

POPULATION	1 MILE	3 MILE	5 MILE
2025 POPULATION	1,909	20,454	53,096
2030 ESTIMATED POPULATION	1,956	21,477	55,535
HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2025 HOUSEHOLDS	728	8,367	20,887
2030 HOUSEHOLD ESTIMATES	752	8,831	21,978
HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
2025 HH INCOME	\$102,042	\$93,861	\$96,111
2030 HH INCOME ESTIMATE	\$116,573	\$103,485	\$105,316

AVERAGE INCOME	POPULATION	HOUSEHOLDS	UNEMPLOYMENT	LABOR FORCE
 <b>\$93,861</b>	 <b>20,454</b>	 <b>8,367</b>	 <b>3.9%</b>	 <b>1,541</b>

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