

COMMERCIAL LAND FOR SALE

5556, 5564, 5568 & 5580
Thomaston Road
Macon, GA 31220

PRICE REDUCED!

~~\$750,000~~

\$595,000



BO ELLIOTT C: 478.718.2049

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4124 ARKWRIGHT ROAD, SUITE 1, MACON, GA 31210

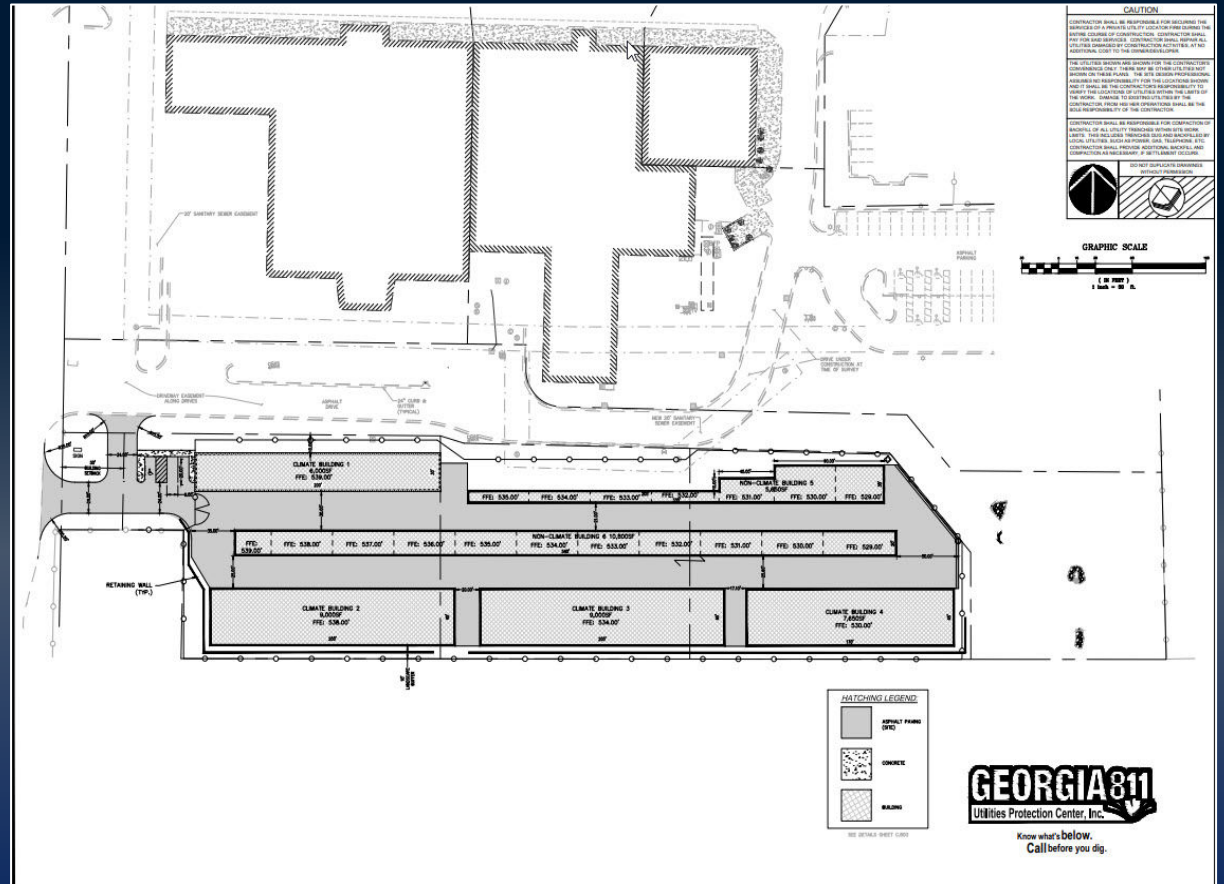
O: 478.750.7507

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PROPERTY INFORMATION

- ± 3.90 acres available
- All utilities to site
- Zoned: M-1 (Industrial)
- Preliminary approval for self-storage in place
- Traffic Count (GDOT 2023)
Thomaston Road – 22,500
VPD



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DEMOGRAPHICS

<i>Demographics</i>	<i>2-mile radius</i>	<i>5-mile radius</i>	<i>10-mile radius</i>
<i>2024 Population</i>	8,142	76,942	160,145
<i>2029 Population</i>	7,999	75,417	159,197
<i>2024 Households</i>	3,525	30,415	64,806
<i>2029 Households</i>	3,529	30,250	65,398
<i>2024 Average Household income</i>	\$74,870	\$82,214	\$80,867
<i>2029 Average Household Income</i>	\$91,016	\$99,604	\$97,431

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AERIAL VIEW



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