

MULTIPLE PARCELS FOR SALE

MCNEAL DRIVE
WARNER ROBINS, GA 31088
HOUSTON COUNTY

- PARCEL 1A - ± 1.132 ACRES \$120,000
- PARCEL 5 – ± 0.551 ACRES \$50,000
- PARCEL 6 – ± 0.904 ACRES \$80,000
- PARCEL 8 – ± 1.265 ACRES \$15,000
- PARCEL 9 - ± 1.560 ACRES \$15,000
- PARCEL 10 - ± 0.697 ACRES \$15,000

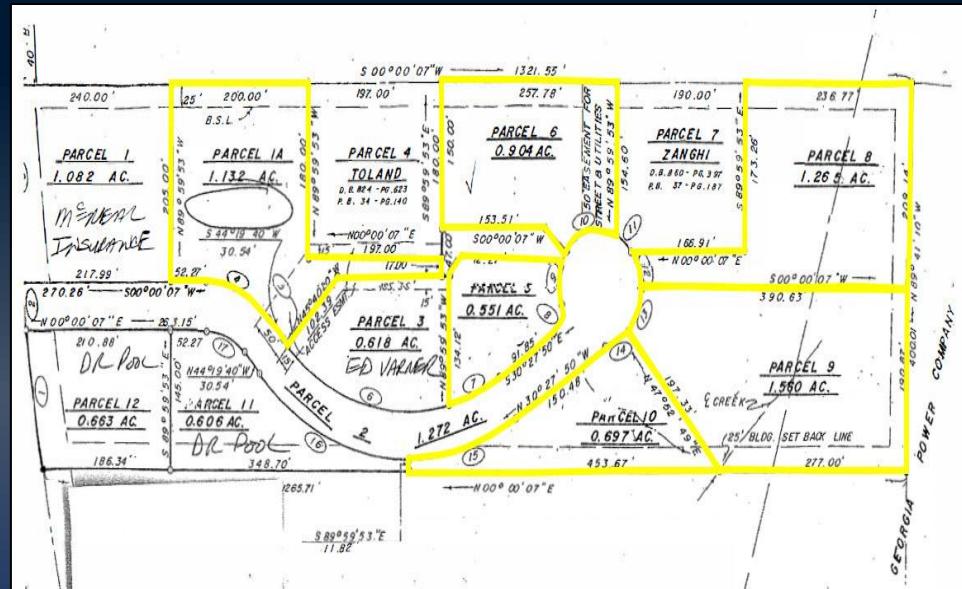


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PROPERTY INFORMATION

- Parcels range from ± 0.551 Acre - ± 3.52 Acres
- Zoned: C-2 (Commercial)
- All utilities available in immediate area
- Lots located off Russell Parkway at McNeal Center Office Park
- Other Business located at McNeal Office Park include Universal Radiology Consultants, Varner & Adams and D Lee Peacock
- Traffic Counts (GDOT 2024 Published Data estimate):
 - Russell Parkway – 29,200 VPD



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DEMOGRAPHICS

McNeal Drive - Warner Robins, GA

POPULATION	1 MILE	3 MILE	5 MILE
2025 POPULATION	8,063	65,265	127,581
2030 ESTIMATED POPULATION	8,533	67,900	134,109
HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2025 HOUSEHOLDS	3,349	25,932	49,677
2030 HOUSEHOLD ESTIMATES	3,561	27,137	52,465
HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
2025 HH INCOME	\$87,936	\$89,350	\$91,577
2030 HH INCOME ESTIMATE	\$96,014	\$98,141	\$100,391

AVERAGE INCOME POPULATION HOUSEHOLDS UNEMPLOYMENT LABOR FORCE



\$89,350



65,265



25,932



4.4%



13,319

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