North Macon Retail Space for Lease

1448 Bass Road, Macon, GA 31210 | One (1) Space Available



Endcap Space: $32/SF, NNN

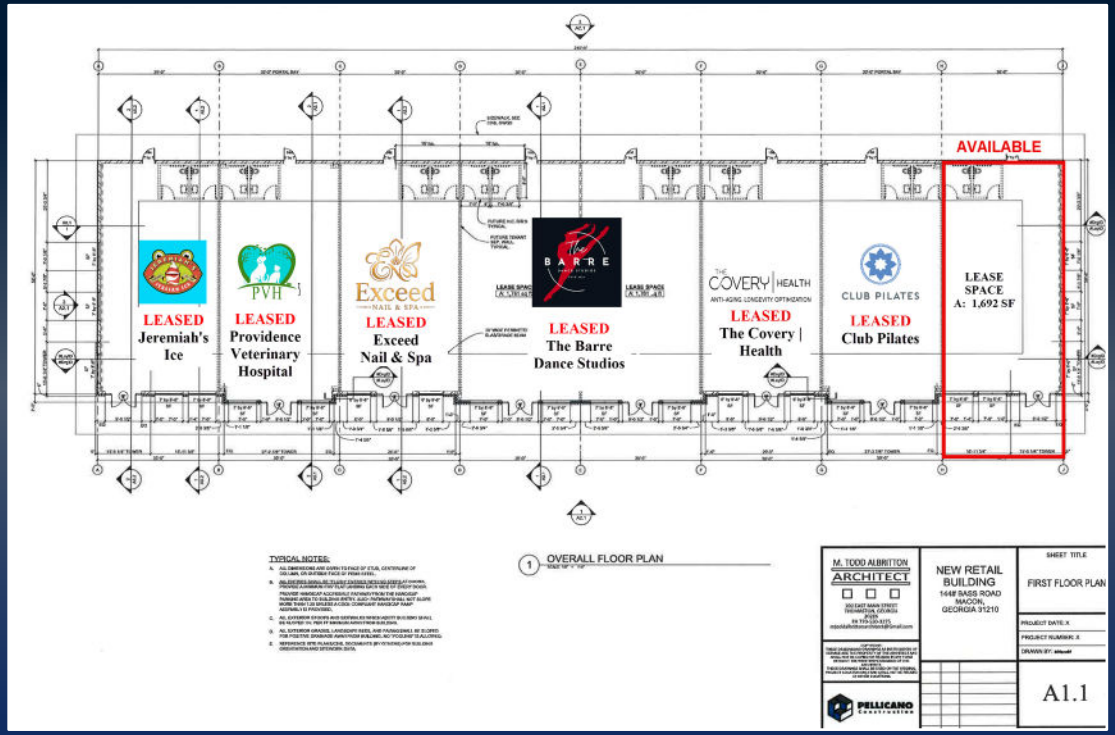


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Property Information

- ±14,000 SF retail shopping center
  - ±1,692 SF endcap space with grease trap
- Five (5) parking spaces per 1,000 SF
- Modern construction with attractive storefronts and strong curb appeal
- Adjacent to high-traffic anchors including Bass Pro Shops and Publix
- Ideal for retail, restaurant, or service-oriented businesses
- Less than one mile from Interstate 75 (Exit 172) providing excellent accessibility
- Prime location along Bass Road, one of Macon's most active commercial corridors



1448 Bass Road
Macon, GA 31210
Bibb County

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Aerial Map



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Demographics & Traffic Counts

Traffic Counts (GDOT 2024 Estimates)
Bass Road – 13,800 VPD
Interstate 75 – 48,500 VPD

1448 Bass Road - Macon, GA

POPULATION	1 MILE	3 MILE	5 MILE
2025 POPULATION	3,496	20,815	44,313
2030 ESTIMATED POPULATION	3,435	21,324	45,050
HOUSEHOLDS	**1 MILE**	**3 MILE**	**5 MILE**
2025 HOUSEHOLDS	1,525	9,052	18,593
2030 HOUSEHOLD ESTIMATES	1,506	9,321	18,988
HOUSEHOLD INCOME	**1 MILE**	**3 MILE**	**5 MILE**
2025 HH INCOME	$156,048	$129,166	$125,959
2030 HH INCOME ESTIMATE	$172,558	$144,471	$141,407

AVERAGE INCOME	POPULATION	HOUSEHOLDS	UNEMPLOYMENT	LABOR FORCE
$129,166	20,815	9,052	3.3%	10,341

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