

REDEVELOPMENT OPPORTUNITY FOR SALE

914 SECOND STREET
MACON, GA 31201
BIBB COUNTY

±59,294 SF TOTAL
±1.73 ACRES

ASKING PRICE:
\$1,750,000



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PROPERTY INFORMATION

- Three buildings totaling $\pm 59,294$ SF situated on ± 1.73 acres
 - Vacant Building 1: $\pm 20,646$ SF
 - Vacant Building 2: $\pm 30,702$ SF
 - Building 3: $\pm 7,946$ SF of heated/cooled storage, currently utilized by the owner. HVAC and roof are three years old with 24' eave heights
- Zoned CBD-2 (Central Business District)
- Built in 1927
- Rear ± 0.44 -acre parking area generates \$200/mo. in income from existing lease
- Located in the heart of Downtown Macon's historic central business district with convenient access to Interstate 75 and Interstate 16



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ADDITIONAL
PHOTOS



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AERIAL MAP & TRAFFIC COUNTS

Traffic Counts (GDOT 2025 Estimates)
2nd Street – 5,880 VPD
MLK Jr Blvd – 16,000 VPD



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