

PREMIER DOWNTOWN MACON LOCATION
804 Cherry Street
Macon, GA 31201



- Available Space:** 5,000 SF
Building Size: 5,800 SF
Lot Size: 0.179 Acres
Utilities: Water, Sewer, Power, Gas
Year Built: 1980
Ceiling Height: 10' (est.)
Zoning: HR-3
Location: Located on the edge of Macon's Central Business District. Convenient to I-75, I-16, Riverside Drive and multiple secondary roadways.
Notes: Beautiful building in downtown historic district, perfect for professional or medical use. Available furnished or unfurnished.
Nearby Businesses: Harvey's Insurance Agency, AT&T, Macon City Auditorium, The Medical Center Navicent Health, as well as many restaurants & entertainment venues.

Lease Price: \$10.00/psf NNN
Taxes, CAM, Insurance estimated at \$2.50 psf

**FOR MORE
INFORMATION
CONTACT**

Lan Heath, Commercial Sales & Leasing
478-746-9421 (O)
478-731-5899 (C)
lheath@fickling.com



commercial.fickling.com

577 Mulberry St, Suite 1100 * P.O. Box 310 * Macon, GA 31202 | Phone (478) 746-9421 | Fax (478) 742-2015
This information is from resources deemed to be reliable, no warranties or guarantees for accuracy are made by Fickling and Company

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Photos



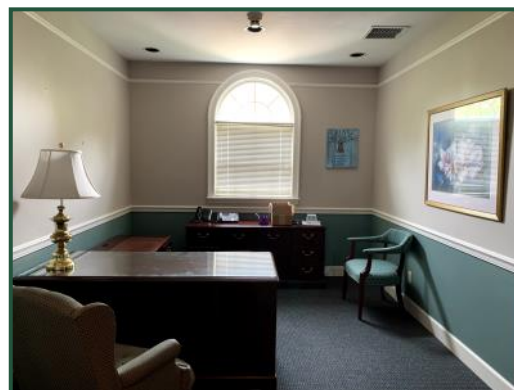
Reception Area



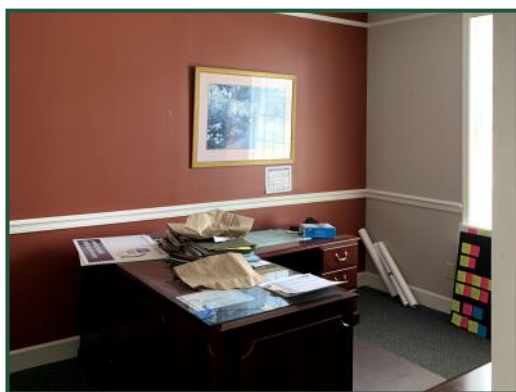
Lower Conference Area



Upper Conference Area



Office



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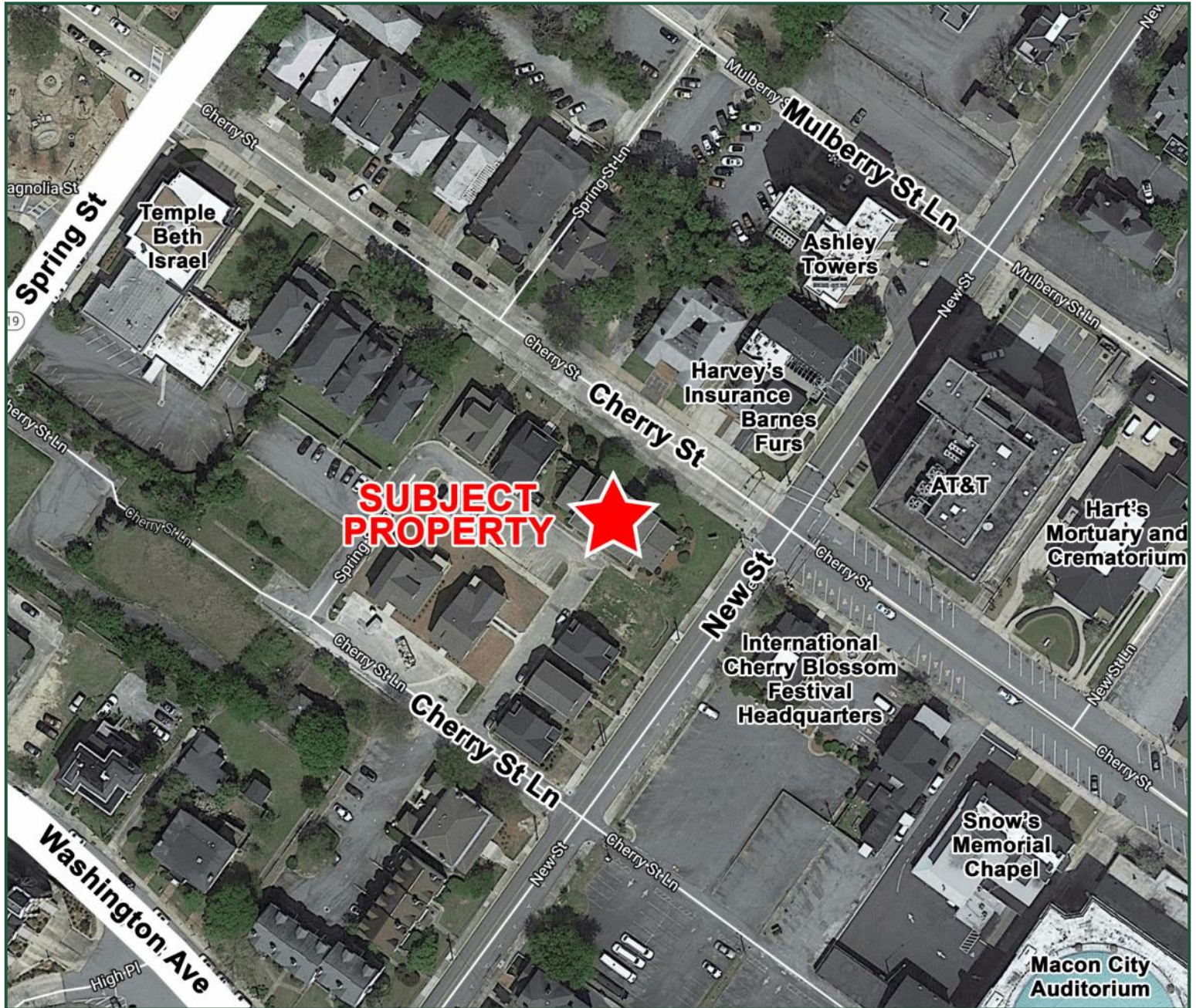


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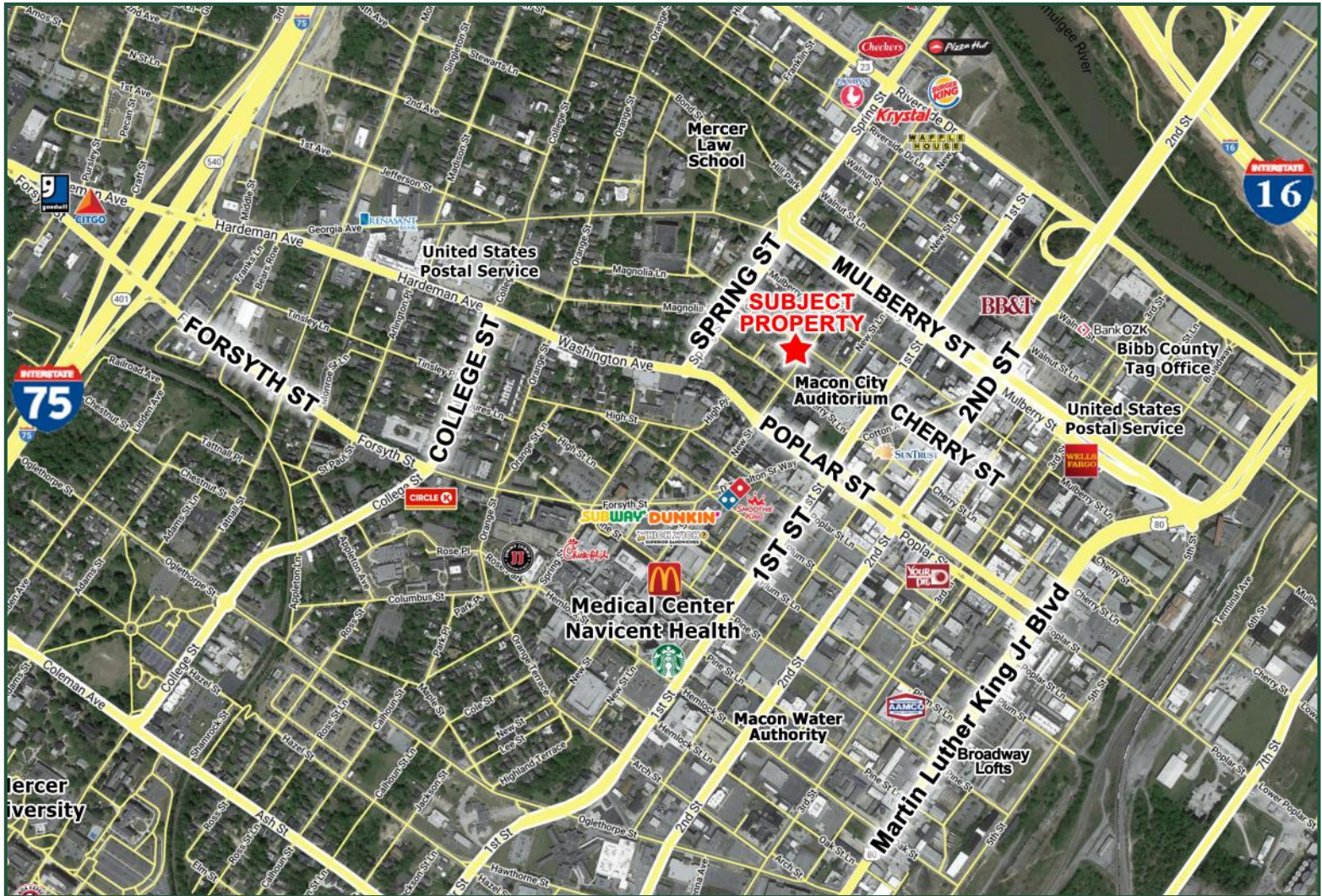


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DEMOGRAPHICS

2020	1 mile	3 mile	5 mile
Population	7,056	41,914	85,158
Median Age	33.7	35.8	35.6
Avg. HH Income	\$55,879	\$45,346	\$51,216

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