



**CONTACT**

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## PROPERTY INFORMATION

### BUILDING

**Property Address:** 2340 Ingleside Avenue  
Macon, GA 31204

**County:** Bibb

**Total Size:** 4,800 SF  
1st Floor: 3,300 SF  
2nd Floor: 1,500 SF

**Year Built:** 1980

**Taxes (2023 Est.):** \$1,690.00

**Improvements:** New roof and interior refurbished  
(new floor & ceiling) 2023

**Rental Space/Booths:** Spaces vary in size and rental rate

**Utilities:** All Available

### SITE

**Site Size:** 0.09 Acres

**Parcel ID:** P063-0291

**Zoning:** C-1

**Traffic Count:** 5,990 Vehicles Per Day

# Sale Price: \$395,000

## CALL AGENT FOR FINANCIALS

Demographics 2023	1 Mile	3 Miles	5 Miles
Population	6,329	50,753	92,156
Avg HH Income	\$74,080	\$63,585	\$64,647
Median Age	38.7	36.8	35.9

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**AREA INFORMATION**

**LOCATION**

Located in historic Ingleside Village, with great visibility and traffic. Easy access to I-75 via Riverside Drive. Neighbors and nearby businesses include Ingleside Village Pizza, Society Garden, Oh Honey Bakery, GEM Cleaners, Bobo’s Dance Supply, the Middle Georgia Art Association, Cross Stitcher’s Ark, Creter’s, Kay-Lynn Massage, FanBoy Collectibles, and many other retail and restaurant locations.

**NOTES**

The Ingleside Village Antique Centre opened in 2002. Hours of operation is Tuesday through Saturday from 11:00 AM to 5:00 PM.

**BOOTH RENTAL BREAKDOWN**

**Booths - 1st Floor**

Number of Booths	Rental Rate per Booth
2	\$75
1	\$100
2	\$125
1	\$140
9	\$150
3	\$160
1	\$175
2	\$200
1	\$250
1	\$275
2	\$285
1	\$325
1	\$700

**Booths – 2nd Floor**

Number of Booths	Rental Rate per Booth
1	\$200
1	\$250
1	\$400

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# Income Producing Investment – Building & Business

2340 Ingleside Avenue  
Macon, GA 31204



Summary

Area Info

Photos

Aerial



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