



CONTACT

Patty Burns, CCIM, ALC 478-746-9421 Office 478-951-5100 Cell patty@fickling.com Trip Wilhoit, CCIM, ALC 478-746-9421 Office 478-960-4080 Cell trip@fickling.com



577 Mulberry St, Suite 1100 Macon, GA 31201 478.746.9421 Office https://commercial.fickling.com



Aerial

Summary

ary

Area Info

#### **PROPERTY INFORMATION**

850 South Jefferson Street Milledgeville, GA 31061
Baldwin
All Available
$\pm 165$ ' - South Elbert Street $\pm 155$ ' - East Andrews Street
10,300 VPD - South Wayne Street

SITE	
Site Size:	0.70 Acres
Parcel ID:	M63 009
Zoning:	Commercial

# SALE PRICE: \$199,900.00

Demographics 2025	1 Mile	3 Miles	5 Miles
Population	4,358	19,689	27,847
Avg HH Income	\$47,032	\$62,362	\$85,885
Median Age	25.4	31.2	33.6



Patty Burns, CCIM, ALCTrip Wilhoit, CCIM, ALC478-746-9421 Office478-746-9421 Office478-951-5100 Cell478-960-4080 Cellpatty@fickling.comtrip@fickling.com



577 Mulberry St, Suite 1100 Macon, GA 31201 478.746.9421 Office https://commercial.fickling.com



Summary

Area Info

#### **AREA INFORMATION**

#### NOTES

Property is a cleared corner lot with level topography and great visibility. Building visible in aerial on site is no longer present. Ideal for many uses including but not limited to multifamily, office, or industrial.

#### LOCATION

Located just minutes from all the retail and restaurant locations in Downtown Milledgeville. Surrounding businesses include Southside Equipment, Rose's, Piggly Wiggly, McDonalds, and Dairy Queen.

CONTACT

Patty Burns, CCIM, ALC 478-746-9421 Office 478-951-5100 Cell patty@fickling.com

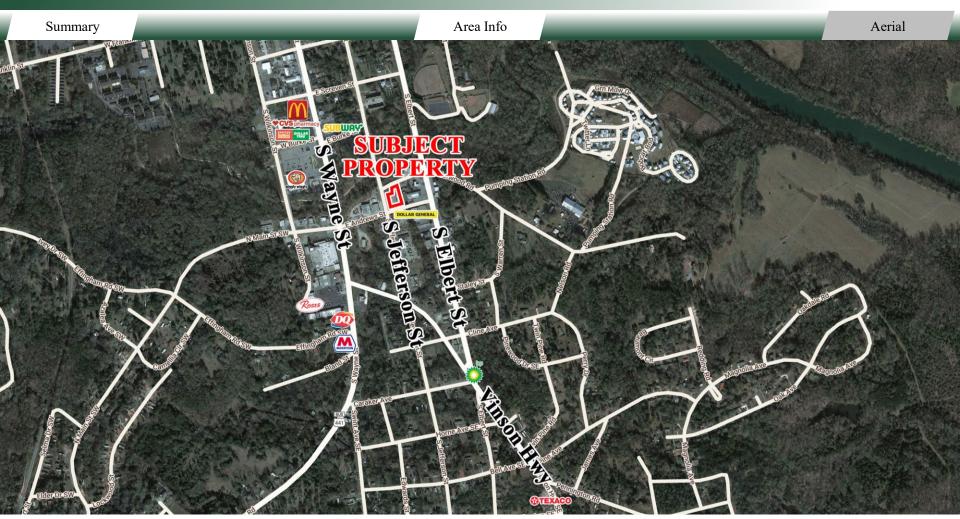
Trip Wilhoit, CCIM, ALC 478-746-9421 Office 478-960-4080 Cell trip@fickling.com





577 Mulberry St, Suite 1100 Macon, GA 31201 478.746.9421 Office https://commercial.fickling.com





CONTACT

Patty Burns, CCIM, ALC 478-746-9421 Office 478-951-5100 Cell patty@fickling.com Trip Wilhoit, CCIM, ALC 478-746-9421 Office 478-960-4080 Cell trip@fickling.com



577 Mulberry St, Suite 1100 Macon, GA 31201 478.746.9421 Office https://commercial.fickling.com