



# REDUCED PRICE: \$299,000 SALE PRICE: \$320,000.00

CONTACT

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Summary Area Info Photos

#### PROPERTY INFORMATION

### BUILDING

**Topography:** 

**Total Size:** 

Property Address: 2430 Shurling Drive

Macon, GA 31211

County: Bibb/Jones

Frontage: 190' wide

500' deep

 $6,382 \pm SF$ 

Fairly Level

Year Built: 1970

Ceiling Height: 7' - 19' 6"

**Utilities:** Water, Three Phase Power,

Gas, & Telecom

**Parking:** 50± spaces

**Traffic Count:** Shurling Drive – 12,999 VPD

#### SITE

Site Size: 1.93 AC

**Parcel ID:** T0620359 M08C00 015

**Zoning:** R-1A

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Demographics 2024	1 Mile	3 Miles	5 Miles
Population	5,976	22,740	44,097
Avg HH Income	\$57,883	\$55,378	\$62,477
Median Age	37.8	36.9	35.9



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#### **NOTES**

This sale includes two parcels totaling 1.93 acres: one parcel of 1.50 acres with a  $6,382\pm$  sq. ft. church building, and another parcel of 0.43 acres. Located in both Bibb and Jones counties, the property has excellent visibility with frontage along Shurling Drive and features a lit monument sign.

#### **LOCATION**

Property is located approximately 4 miles from Downtown Macon and 16 miles from the city of Gray. Surrounding neighbors include Family Dollar, Dollar General, Daily Dealz, iStorage, Sakura Japanese Restaurant, Cadence Bank, Georgia Army National Guard Readiness Center, Walmart, Ole Times County Buffet, Magic Mechanic Macon, Macon-Bibb County Fire Department, Richard R. Robinson Funeral Home, Georgia Environmental Protection Division, and many more businesses, retailers, and restaurants.

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Summary Area Info Photos Aerial











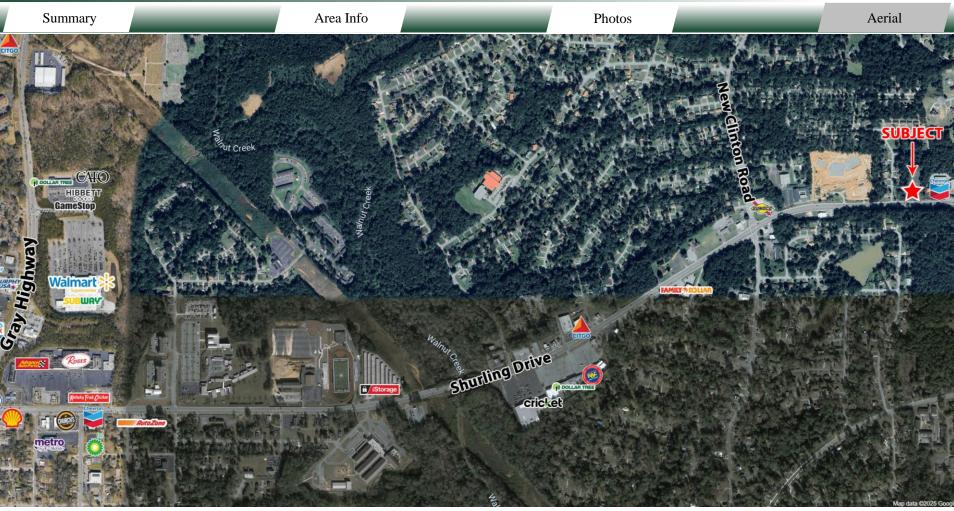


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