FOR SALE OR LEASE
Former Huddle House & Tractor Trailer Parking Lot (Rear)
100 Highway 243 (FALL LINE FREEWAY)
Ivey, GA 31031

FICKLING & COMPANY



CONTACT

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PROPERTY INFORMATION

BUILDING

Property Address:	100 Highway 243 Ivey, GA 31031
County:	Wilkinson
Available:	2,064 SF
Rear Parking:	Leveled and graveled
Traffic Count:	Highway 243 – 8,070 Milledgeville Road – 2,440
Frontage:	243' on Highway 243

SITE

Site Size:	2± Acres
Parcel ID:	046 012A

Demographics 2026	1 Mile	3 Miles	5 Miles
Population	340	3,081	4,171
Avg HH Income	$55,692	$66,315	$67,636
Median Age	39.3	39.7	40.2

RESTAURANT AND TRUCK PARKING: $3,000/month
REDUCED PRICE: $315,000 | ~~SALE PRICE: $325,000~~
(Owner will consider selling)

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NOTES

2,064 SF former Huddle House location available for lease, owner will consider selling as well. Conveniently located in the industrial area of the Fall Line Freeway.
The additional leveled and graveled land lot is also available for lease. Ideal location for trucking parking. Property is secured and has a shared driveway.

LOCATION

The Fall Line Freeway (State Route 540) is a 215-mile-long highway from Columbus, GA to Augusta GA. Also known as the "Middle Georgia Corridor." Site is just minutes away from both Gordon, GA and Ivey, GA. Nearby businesses include International Paper, Zschimmer and Schwarz, Inc., Sellers Construction, Active Minerals, Industrial Steel and Machinery, ISP Alliance, and industrial businesses.



Lot being used for truck/trailer parking

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Summary | Area Info | Photos | Aerial | Site Map



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