

PRICE REDUCED – Freestanding Retail Building
3627 Mercer University Drive
Macon, GA 31204



Summary

Area Info

Photos

Aerial

Site Map



REDUCED PRICE: \$675,000.00

~~SALE PRICE: \$899,000.00~~

LEASE PRICE: \$9.00/SF Modified Gross

CONTACT

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PROPERTY INFORMATION

BUILDING

Property Address: 3627 Mercer University Drive
Macon, GA 31204

County: Bibb

Year Built: 1984

Taxes: \$4,141.58 (Est. 2024)

Total Size: 8,692 SF

Ceiling Height: 10’

Utilities: All Available

Topography: Level

Parking: 36 Parking Spaces

Traffic Count: Mercer University Dr - 24,400 VPD
Bloomfield Rd - 8,750 VPD

SITE

Site Size: 0.78 Acres

Parcel ID: M084-0007

Zoning: C-2

Frontage: 125’± ft on Mercer University Dr

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LEASE PRICE: \$9.00/SF MG

Demographics 2025	1 Mile	3 Miles	5 Miles
Population	4,688	50,422	90,511
Avg HH Income	\$43,411	\$57,848	\$76,117
Median Age	33.7	33.1	34.9

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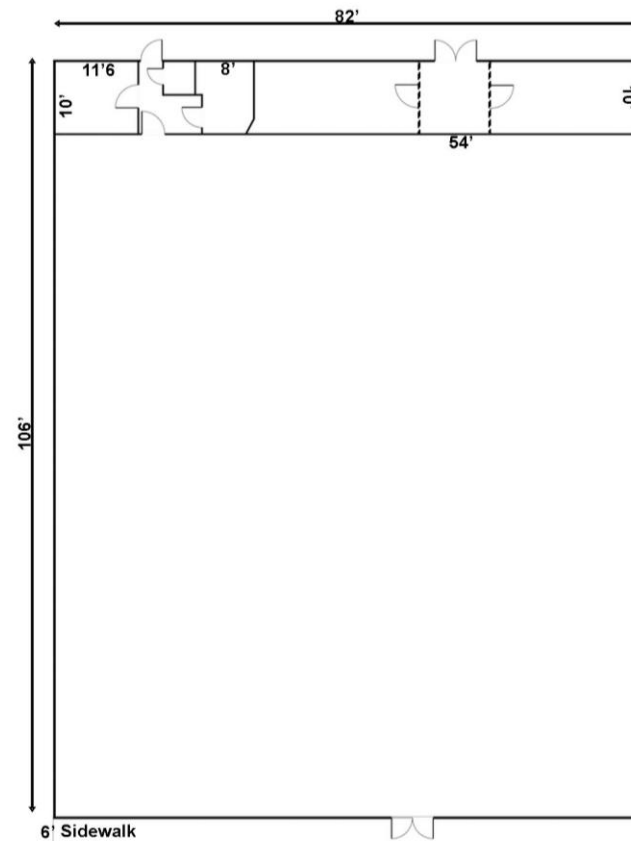
AREA INFORMATION

NOTES

PRICE REDUCED! 8,692 SF freestanding retail building available. Mostly open floorplan allows for easy modification for a variety of uses. Property sits on a 0.78 Acre lot and has ample parking (36 spaces). Great visibility on Mercer University Drive. Available for sale or lease.

LOCATION

Located on Mercer University Drive, just minutes away from the Atrium Health Amphitheatre and The Macon Mall. Other surrounding neighbors include Ollie's Bargain Outlet, Rack Room Shoes, Cato, Foot Locker, Pizza Hut, No Name Chicken, Burger King, Ken's Stereo Macon, Capital City Bank, Title Max, Loan Max, and many more restaurants, retailers, and businesses.



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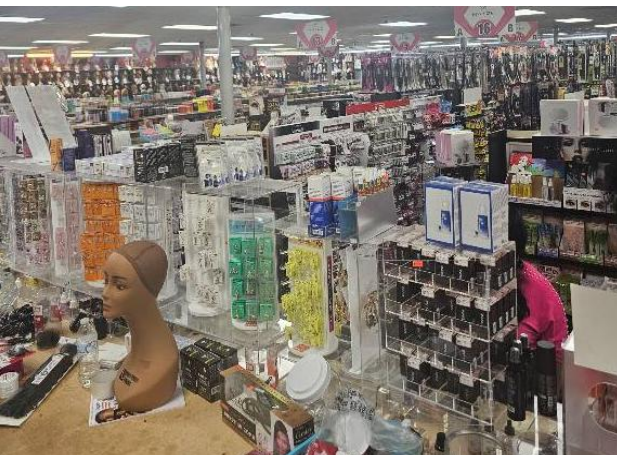
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