

1.8± AC Land For Sale Near I-16 Exit 51 South Highway 441 and Firetower Road Dublin, GA 31021



Summary

Area Info

Photos

Aerial

Site Map

Agent Info



SALE PRICE: \$700,000.00

CONTACT

Jenny Howell, Commercial Sales & Leasing
478-746-9421 Office
786-449-8523 Cell
jenny@fickling.com

Licensed in Florida and Georgia
Also fluent in Spanish and Portuguese



577 Mulberry St, Suite 1100
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PROPERTY INFORMATION

LAND

Property Address: South Highway 441
and Firetower Road
Dublin, GA 31021

County: Laurens

Frontage: Firetower Road - 245'

Topography: Flat, wooded

Utilities: All Available

Taxes: \$98.96 (2025)

Traffic Count: South Highway 441 - 13,300 VPD

SITE

Site Size: 1.8± Acres

Parcel IDs: D13A 022, D13A 024

Zoning: B-2 (Highway Oriented Business)

Demographics 2026	5 Mile	10 Miles	15 Miles
Population	21,228	40,974	50,172
Avg HH Income	\$83,739	\$89,595	\$89,517
Median Age	37.9	37.9	38.5

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Property consists of two parcels sold together totaling ±1.8 Acres (0.99 Acres and 0.81 Acres) on Firetower Road. All utilities available to site, with 245' frontage on Firetower Road. Zoned B-2 (Highway Oriented Business), with permitted uses including restaurant with drive-thru, office, professional services, hotel, and parking. Restrictions exclude use for convenience store, alcohol and tobacco sales, gas station, or adult store.

LOCATION

Located just off the signalized intersection of South Highway 441 and Firetower Road, just ½ mile from I-16 Exit 51. Nearby businesses include QT, SunMark Community Bank, Days Inn, Quality Inn & Suites, GA DOT, Econo Lodge, Asian Grill Buffet, Southern Pines Regional Park, and many national and local retail and restaurant locations.



Site just off I-16 on South Highway 441 & Firetower Road

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Flat, Wooded Lot



Sidewalk Along Firetower Road



Adjacent to SunMark Community Bank Drive-In

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AGENT INFORMATION



Fickling & Company, Inc. has been setting the standards for Real Estate Services in southeastern secondary markets since its founding in 1939 as Fickling & Walker, Inc. [Fickling & Company, Inc.](#) is a full-service real estate and development firm headquartered in Macon, GA.

Fickling & Company provides professional commercial real estate consulting to both buyers and sellers, commercial property sales, and commercial property leasing and property management - all under one roof. The Company's heritage includes the development of more than one hundred subdivisions and apartment communities in Middle Georgia, as well as countless commercial developments throughout the Southeast.

Our licensed Commercial Sales and Leasing Agents are the experts in this industry and combined have over 100 years of experience in the commercial real estate business.

Presented by: Jenny Howell

With over two decades of experience in sales, marketing, and business development, Jenny Howell combines global hospitality expertise with deep commercial real estate insight. Before entering real estate, Jenny was Director of Sales and Marketing for luxury resorts in Miami Beach, where she led diverse teams and managed multimillion-dollar accounts. Her background negotiating with international clients and driving large-scale revenue growth now informs her success in brokerage.

Jenny represents industrial and medical tenants, national franchisees, and institutional landlords, specializing in land sales for commercial and multifamily development. Fluent in English, Spanish (native), and Portuguese, she connects seamlessly across markets and cultures. An active community leader, Jenny serves on the Board of Directors for the Greater Macon Chamber of Commerce, volunteers with Visit Macon, and is a proud member of CCIM (Candidate), ACBR, and GHCC.



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