

# Freestanding Restaurant For Lease

620 North Jefferson Street  
Milledgeville, GA 31061



Summary

Area Info

Photos

Aerial

Site Map



## LEASE PRICE: \$3,200/Month NNN

### CONTACT

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PROPERTY INFORMATION

BUILDING

Property Address:

620 North Jefferson Street

Milledgeville, GA 31061

County:

Baldwin

Available Size:

2,750 SF

Utilities:

All Available

Taxes:

\$2,511.79 (2025 Estimated)

Parking:

Ample with Two Curb Cuts

Traffic Count:

N Jefferson St – 16,699 VPD

SITE

Site Size:

0.61 AC

Parcel ID:

M81 019

Zoning:

Community Commercial

| Demographics 2026 | 3 Mile   | 5 Miles  | 10 Miles |
|-------------------|----------|----------|----------|
| Population        | 20,700   | 30,215   | 45,881   |
| Avg HH Income     | \$79,720 | \$89,201 | \$93,396 |
| Median Age        | 32.0     | 34.8     | 38.2     |

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## SITE

Excellent opportunity to lease a 2,750 SF freestanding restaurant, on approximately 0.61 acres, along North Jefferson Street. Site has existing drive-thru, two curb cuts, ample parking, and excellent visibility on a high traffic road. Property offers greatly desired restaurant and retail infrastructure and accessibility.

## LOCATION

Property strategically positioned between Downtown Milledgeville and the growing northern commercial areas of the community. This area of Milledgeville is undergoing renewed commercial interest, investment, and development activity, adding to the long-term appeal of the location.

Convenient access to Highway 441 and Lake Sinclair. Prominent neighbors include Georgia Military College, Georgia College & State University, Atrium Navicent Health Baldwin, and many others including national retailers and restaurants.

## HIGHLIGHTS

- 2,750 SF freestanding former restaurant on approximately 0.61 acres
- Existing drive-thru with two curb cuts for excellent ingress and egress
- Great visibility on highly travelled North Jefferson Street
- Area experiencing new commercial growth and investment
- Excellent opportunity for QSR, fast-casual, coffee, breakfast, or other drive-thru concepts
- Convenient to Downtown Milledgeville, and Highway 441 retail corridor

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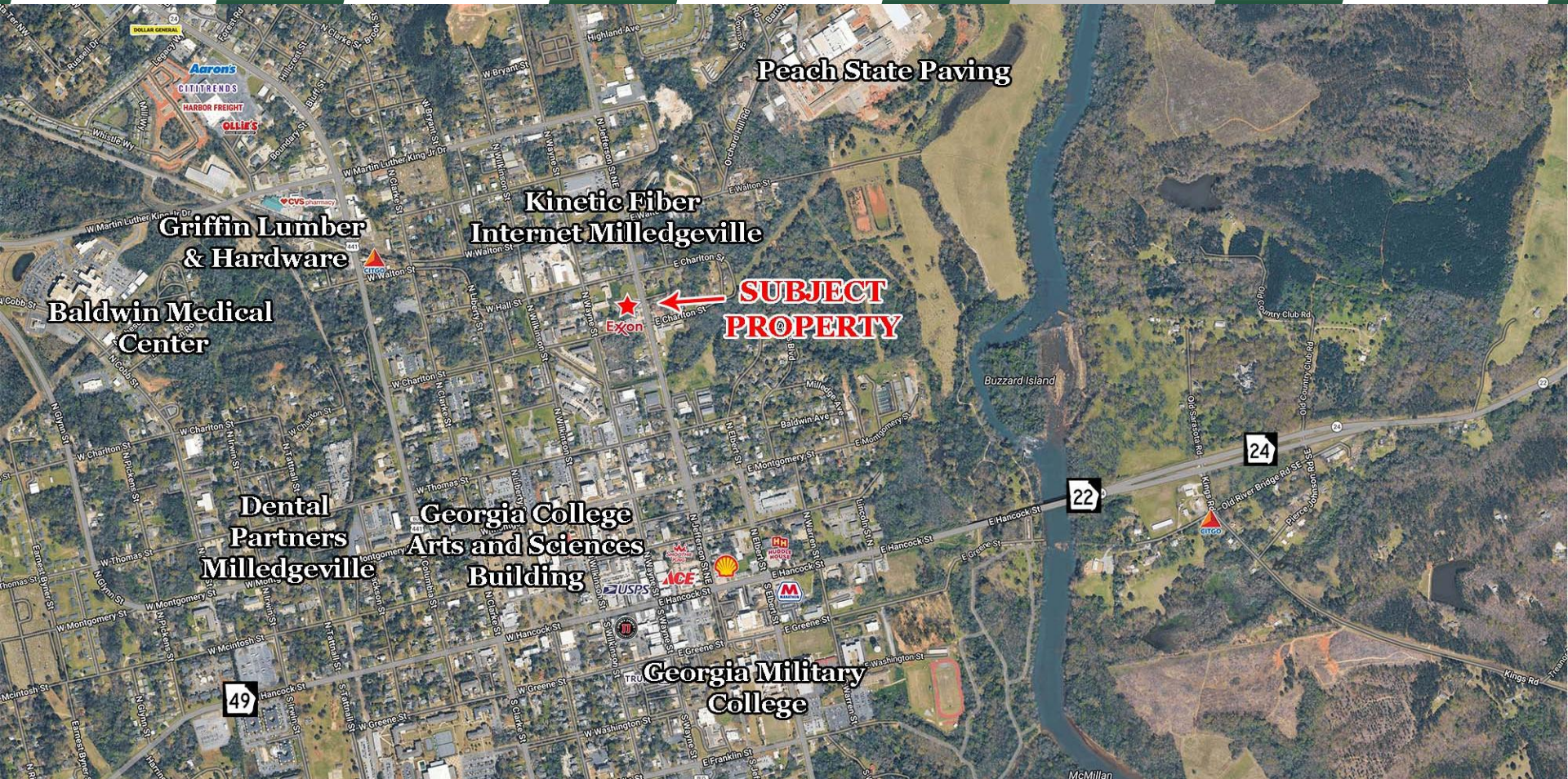
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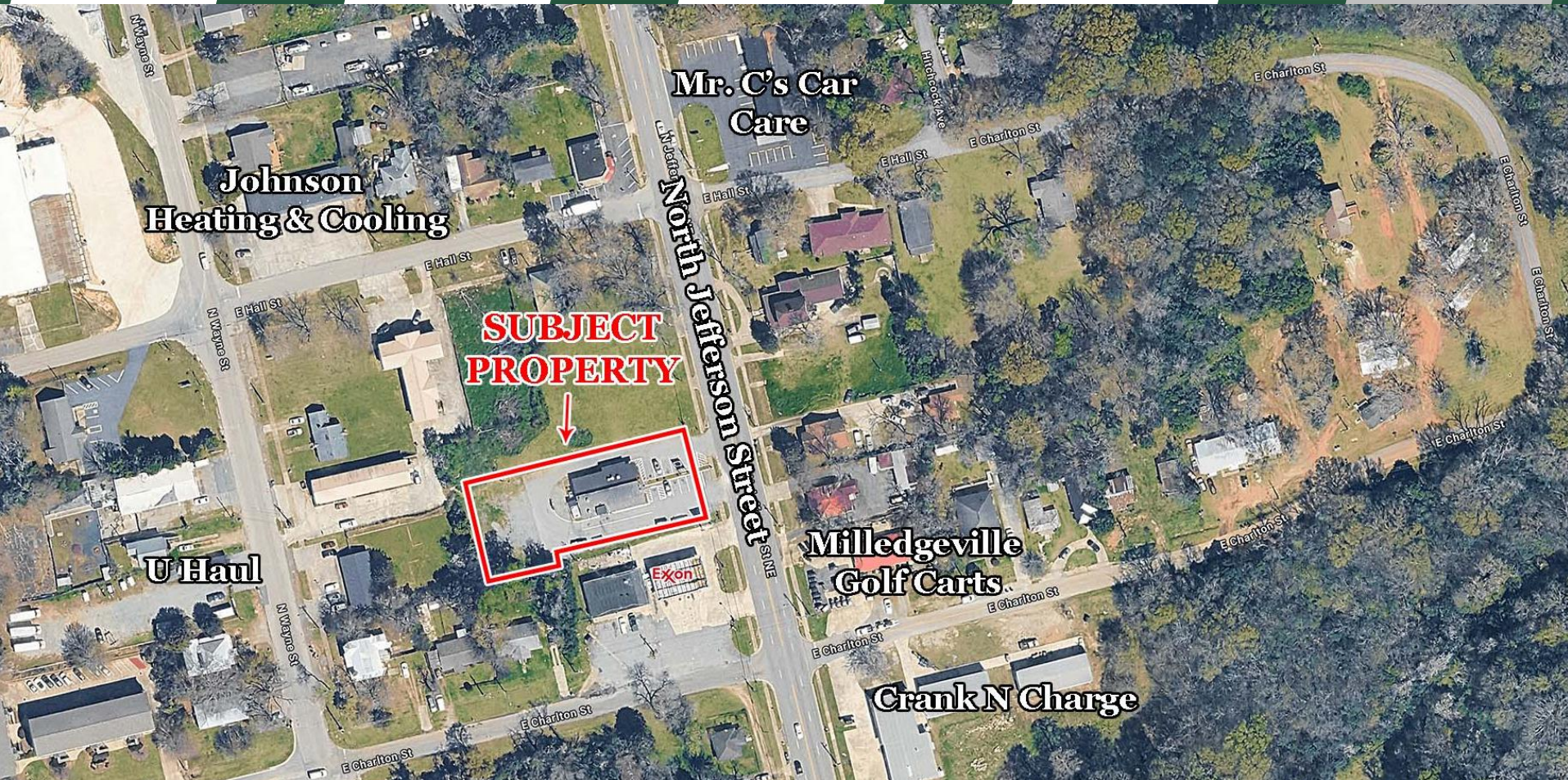
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