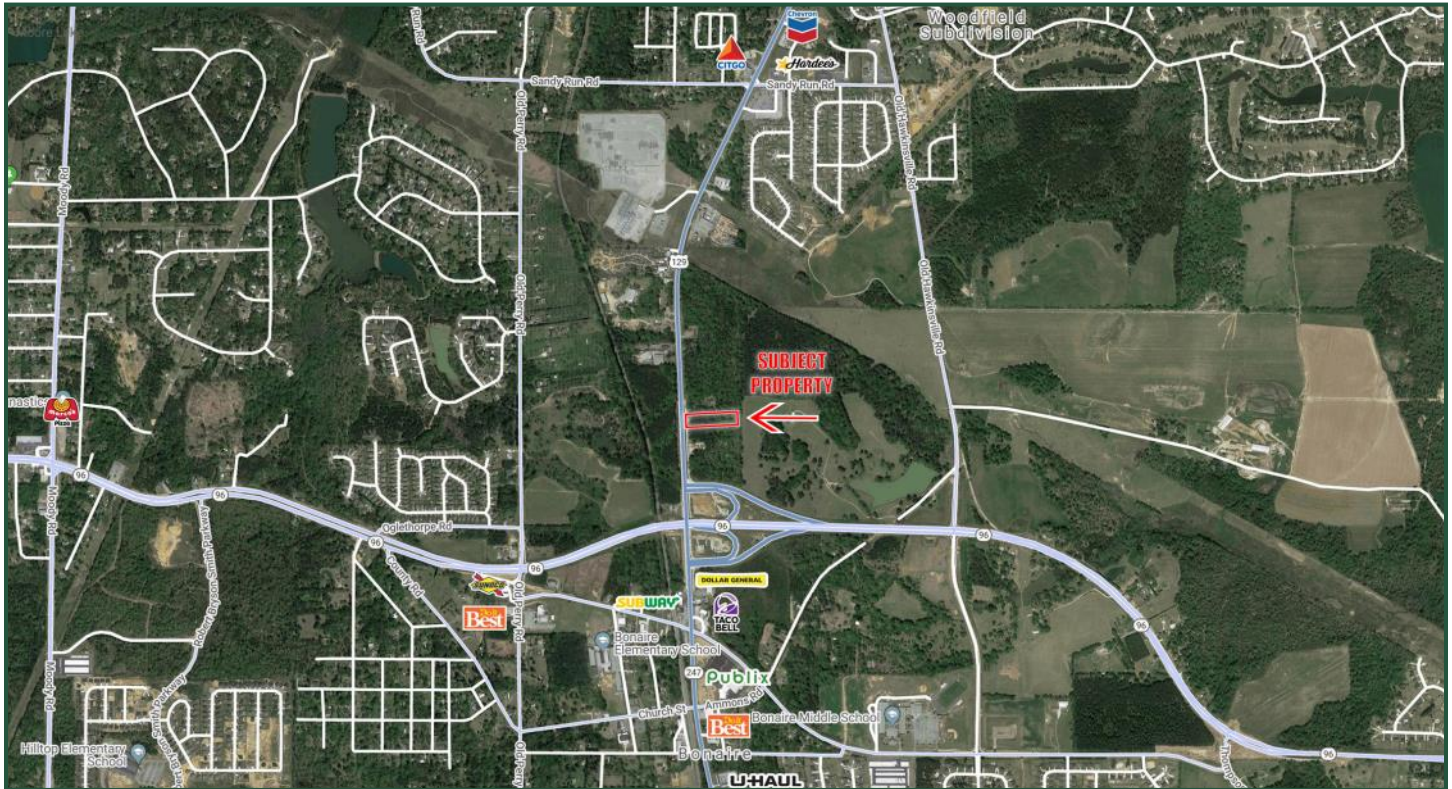


**3.44 ACRES**

Highway 247

Bonaire, Georgia 31005



**LOT SIZE:** 3.44 ACRES

**ZONING:** C-2

**TRAFFIC:** 18,600 vehicles per day Hwy 247

**LOCATION:** 205' of road frontage on Hwy 247 just North of the new Hwy 96 by-pass.

**NOTES:** Level topography. This is a rapidly growing area of Houston County. The new Publix at Merganser Commons is just South of the property.

**"MAKE OFFER!"**  
**REDUCED PRICE: \$499,000**

**DEMOGRAPHICS**

| 2019           | 1 mile    | 3 mile   | 5 mile   |
|----------------|-----------|----------|----------|
| Population     | 1,905     | 20,608   | 62,036   |
| Avg. HH Income | \$102,328 | \$90,043 | \$78,204 |
| Median Age     | 36.9      | 36.7     | 35.0     |

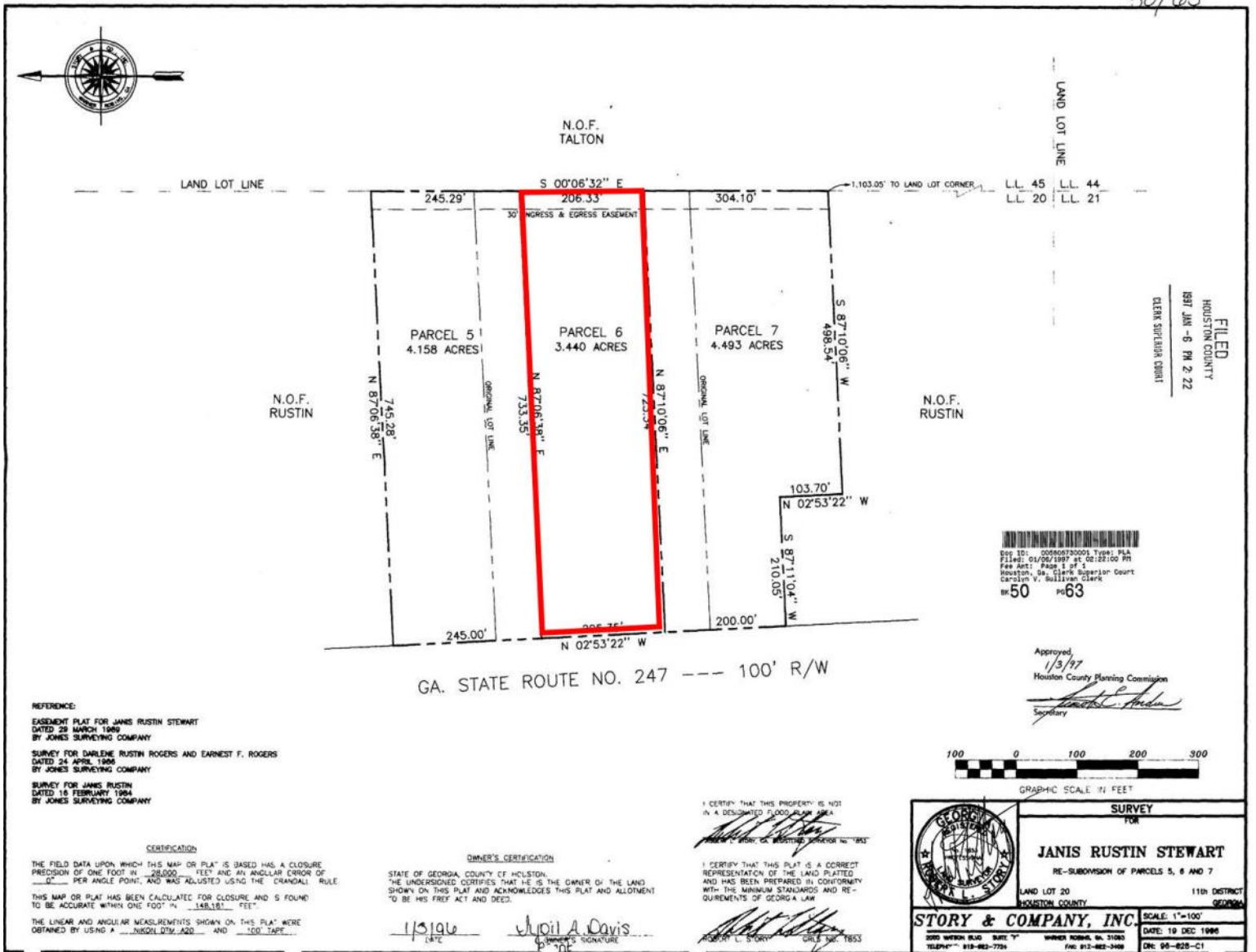
**FOR MORE  
INFORMATION  
CONTACT**

**Chad W. Bevill**  
Cell: 478-954-2159  
Main: 478-746-9421  
[cbevill@fickling.com](mailto:cbevill@fickling.com)

[commercial.fickling.com](http://commercial.fickling.com)

**3.44 ACRES**  
**Highway 247**  
**Bonaire, Georgia 31005**

# PLAT



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