

Industrial / Flex Building
7280 Hawkinsville Rd
Macon, GA 31206

 **FICKLING
& COMPANY**
A Full Service Real Estate Company
commercial.fickling.com



Building Size: 2,240 SF Building

Lot Size: 1.05 acres fenced

Location: Located on Hawkinsville Rd/Hwy 247 with pylon sign

Built: 1992

Property Taxes: \$2,510 (2018)

Utilities: County water, Septic Tank

Zoning: C-4

Traffic: 24,000 Vehicles per day

Location: Located on Hawkinsville Rd/Hwy 247 which is the primary corridor between Macon & Warner Robins

Nearby Businesses: Bibb Marine & Fiberglass, Orkin Pest Control, Air Temperature Control, Smiley's Flea Market, Cox Communications, Bibb Distribution, Crosby Roofing

Notes: Fenced Lot & Road Signage



Sale Price: \$300,000 | Lease Price: \$2,200/month

**FOR MORE
INFORMATION
CONTACT**

Larry E. Crumbley, CPM, CCIM, SIOR
478-746-9421 (O) | 478-737-3381 (C)
lcrumbley@fickling.com



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577 Mulberry St, Suite 1100 * P.O. Box 310 * Macon, GA 31202 | Phone (478) 746-9421 | Fax (478) 742-2015

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2019 DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	1,242	10,835	35,849
Median Age	39.9	40	37.8
Average HH Income	\$94,496	\$73,112	\$71,539

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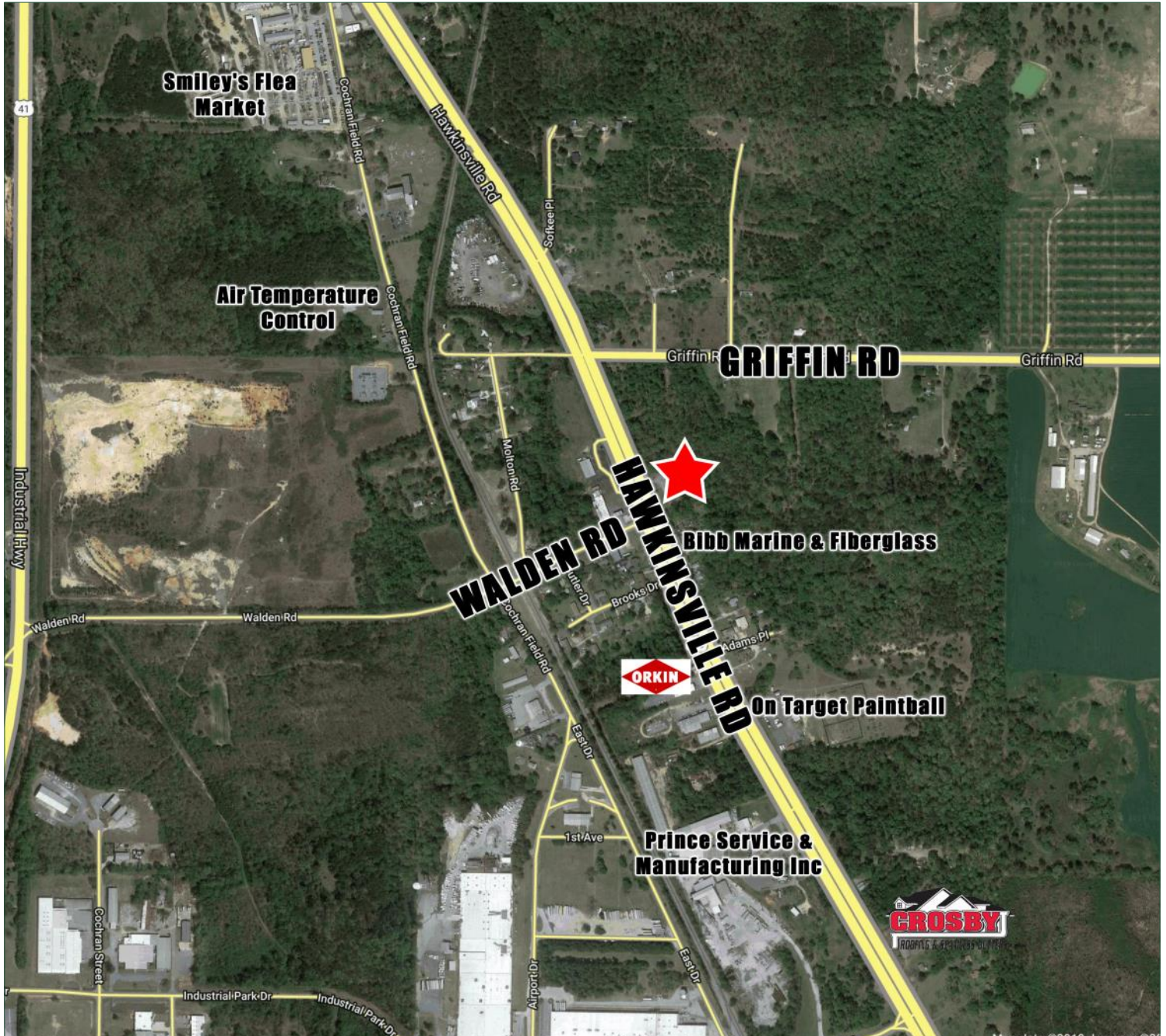


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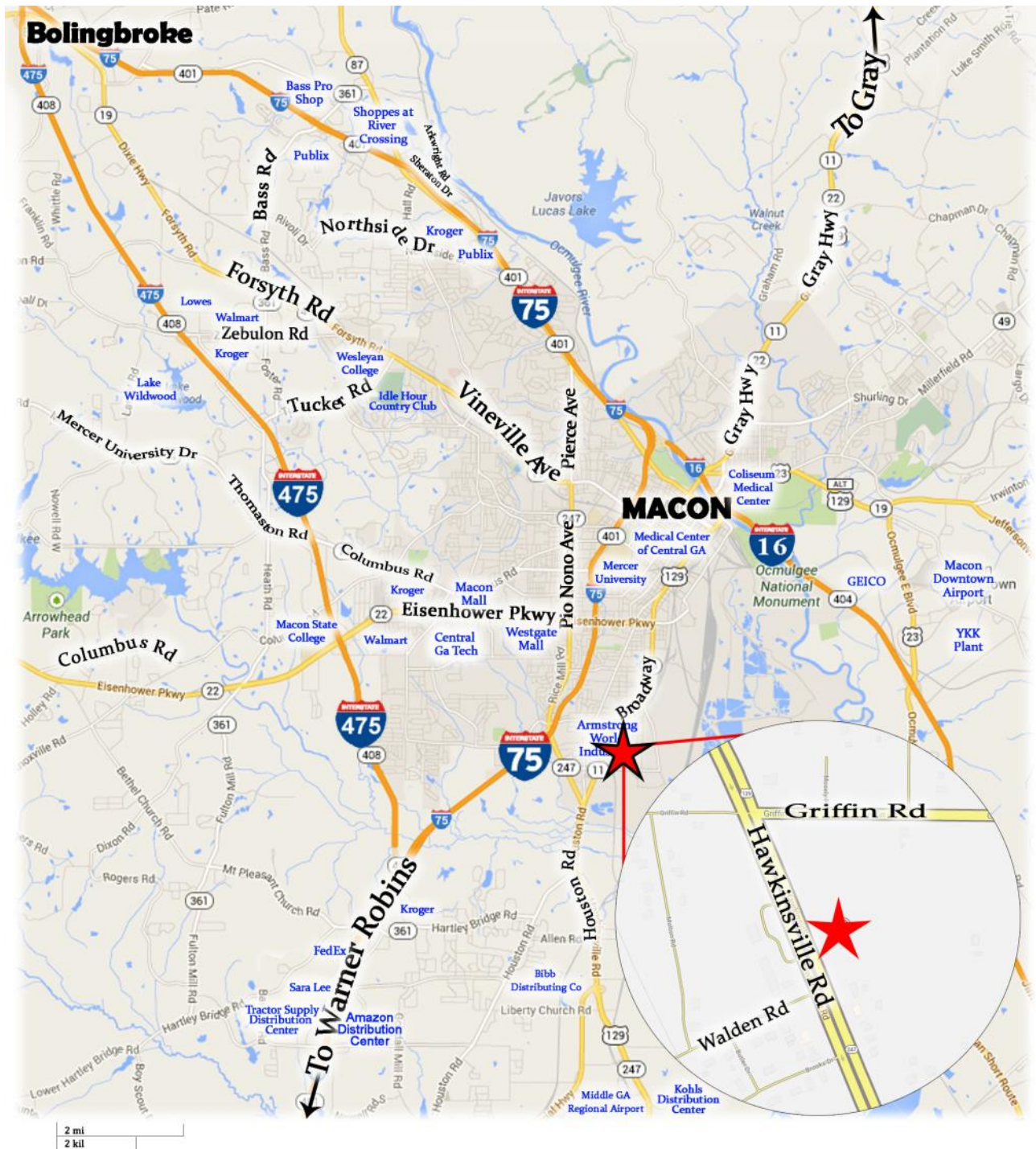


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