



FOR SALE



**10.45± Acre Commercial Development Site
Thomaston Overlook**

**5790 Thomaston Road
Macon, Bibb County, Georgia 31220**

SALES PRICE: \$450,000

CBCMACON.COM

STEPHANIE FOLSOM CCIM
478.746.8171 Office • 478.361.8259 Cell
stephanie@cbcworldwide.com

**COLDWELL
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PROPERTY OVERVIEW / AERIAL PARCEL

5790 Thomaston Road
Macon, Bibb County, Georgia 31220

LOCATION:	<ul style="list-style-type: none">• One mile from Interstate 475• Two miles from Lake Tobesofkee
SITE INFORMATION:	<ul style="list-style-type: none">• 10.45± Acre Commercial Development Site• 459.5'± frontage on Thomaston Road• Detention pond off site• Great location for retail, church, self-storage, distributor office/showroom/warehouse
TOPOGRAPHY:	Rough graded
UTILITIES:	All public utilities available to site.
ZONED:	PDE
SALES PRICE: \$450,000	





UTILITY MAP

5790 Thomaston Road
 Macon, Bibb County, Georgia 31220



	Water Meters		System Valve		Water Mains
	Private Hydrants		Hydrant Valve		Gravity Mains
	Public Hydrants		Terminal Valve		
	Sewer Manholes		Fire Service Valve		
	Divide Valve				

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Disclaimer

Maps and data provided by the Macon Water Authority are to be used for reference purposes only. The data contained in the Macon Water Authority's Geographic Information System (GIS) are subject to continual improvements. The Macon Water Authority, its agents, consultants, contractors and employees, collectively referred to as "MWA", provide this information AS IS without warranty of any kind, implied or expressed, as to the information's accuracy or level of completeness. Map information is believed to be accurate, but accuracy is not guaranteed.



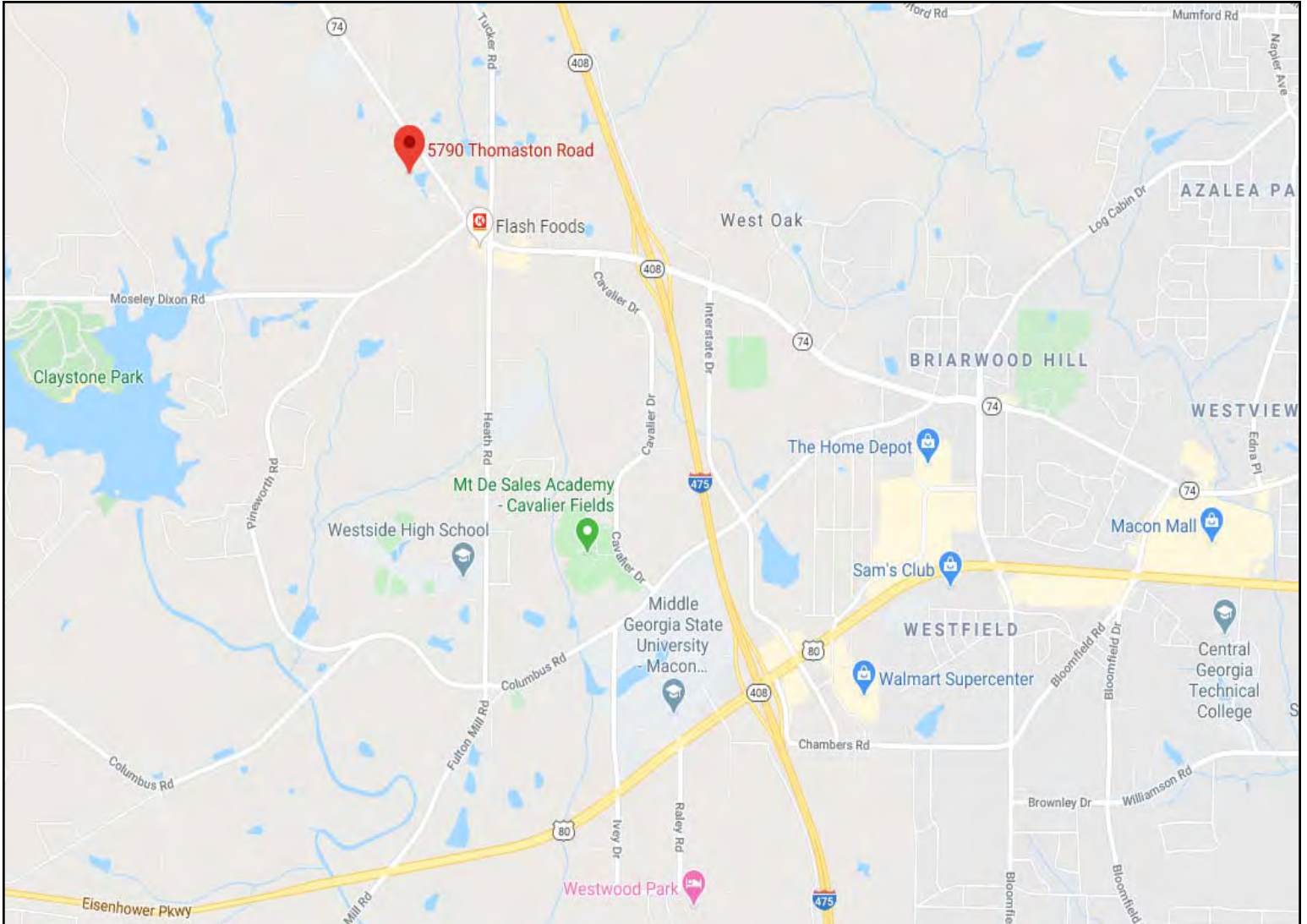
PLAT
5790 Thomaston Road
Macon, Bibb County, Georgia 31220





LOCATION MAP

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DEMOGRAPHICS - BIBB COUNTY

5790 Thomaston Road
Macon, Bibb County, Georgia 31220

KEY FACTS

156,171

Population



2.5

Average Household Size

37.2

Median Age

\$40,970

Median Household Income

EDUCATION

13%

No High School Diploma



31%
High School Graduate



28%
Some College



28%
Bachelor's/Grad/Prof Degree

BUSINESS



6,494

Total Businesses



87,592

Total Employees

EMPLOYMENT



White Collar

65%



Blue Collar

18%



Services

16%

16.1%

Unemployment Rate

INCOME



\$40,970

Median Household Income



\$24,379

Per Capita Income



\$24,540

Median Net Worth

Households By Income

The largest group: <\$15,000 (19.3%)

The smallest group: \$150,000 - \$199,999 (3.3%)

Indicator ▲	Value	Difference	
<\$15,000	19.3%	+8.5%	
\$15,000 - \$24,999	12.8%	+3.6%	
\$25,000 - \$34,999	11.7%	+2.4%	
\$35,000 - \$49,999	13.0%	+0.3%	
\$50,000 - \$74,999	14.8%	-2.9%	
\$75,000 - \$99,999	12.2%	-0.3%	
\$100,000 - \$149,999	9.1%	-5.5%	
\$150,000 - \$199,999	3.3%	-2.9%	
\$200,000+	3.8%	-3.3%	