

Retail Space For Lease

196 Roberson Mill Road
Milledgeville, GA 31061



Size: 2,400 sf anchor space (50'x48')

Space is mainly open. It has 2 restrooms, office, rear storage, and utility closet.

Zoning: Commercial

Utilities: All utilities available

Traffic: 22,850 vehicles per day

NNN Expenses: \$2.00 psf

Notes: Great signage available. Other tenants include Shark's Fish & Chicken, Bottoms Up and Pristine Clouds.

Convenient to the Central Georgia Technical College, Hwy 22 and the Milledgeville Baldwin County Industrial Park. Other nearby businesses include Dollar General, Huddle House, Sherwin Williams, Bowling Alley, Milledgeville Mall, Lowes, Citizen's Bank of the South, State Farm, Union Recorder, and El Tequila Mexican Restaurant.

Lease Rate: \$10.00 psf NNN

* Owner will consider dividing for long term, qualified tenant.

**FOR MORE
INFORMATION
CONTACT**

Trip Wilhoit, CCIM, ALC
478-746-9421 (O)
478-906-4080 (C)
trip@fickling.com

Patty Burns, CCIM, ALC
478-746-9421 (O)
478-951-5100 (C)
patty@fickling.com

commercial.fickling.com

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

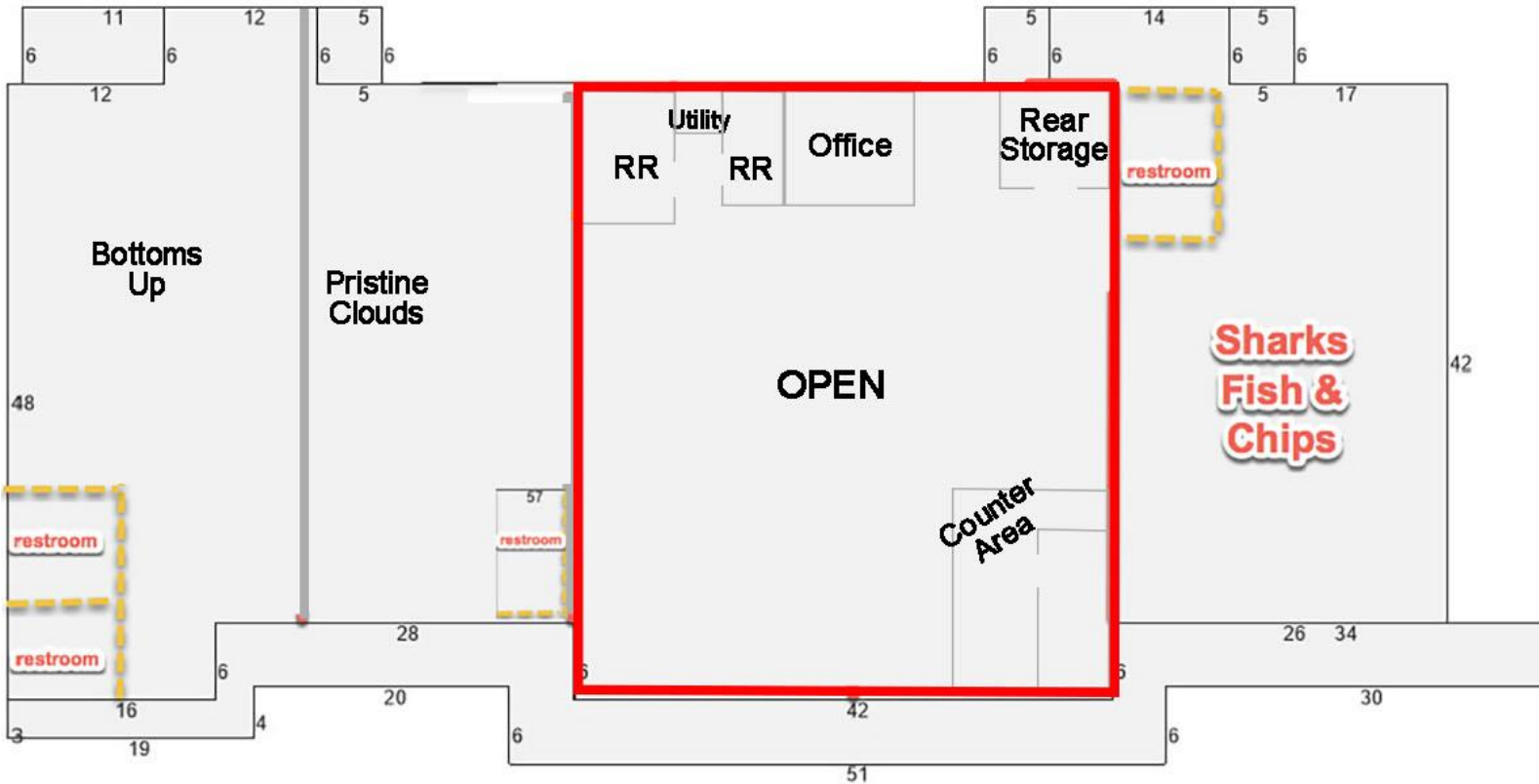
This information is from resources deemed to be reliable, no warranties or guarantees for accuracy are made by Fickling and Company

Retail Space For Lease

196 Roberson Mill Road
Milledgeville, GA 31061



Floor Plan



*All measurements and all calculations of area are approximate and not guaranteed



**FOR MORE
INFORMATION
CONTACT**

Trip Wilhoit, CCIM, ALC
478-746-9421 (O)
478-906-4080 (C)
trip@fickling.com

Patty Burns, CCIM, ALC
478-746-9421 (O)
478-951-5100 (C)
patty@fickling.com

commercial.fickling.com

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

This information is from resources deemed to be reliable, no warranties or guarantees for accuracy are made by Fickling and Company