

Industrial Office FOR SALE

220 Trade Drive
Macon, GA 31217



Building Size: 6,468 ± SF
5,000 ± SF warehouse
1,026 ± SF office
442 ± SF attached storage shed

Lot Size: 6.09 Acres

Utilities: Electric & Gas available

Zoning: M-1

Built: 1988

Location: Located just off Highway 23/Emory Highway on Trade Drive

- Notes:**
- Metal building
 - Office area has reception/bullpen, 2 offices, and a large restroom.
 - Warehouse area has 2 16' x 16' ground level automatic rollup doors, 3 phase power with 440 electric, and 220 & 110 outlets throughout. Ceiling height is 20' at eaves, 25' at center. Warehouse area also has separate restroom.
 - Building has alarm system
 - Pole barn located on property

2020 Demographics	1 Mile	3 Mile	5 Mile
Population	2,891	23,148	51,658
Median Age	39.8	36.7	36.5
Average HH Income	\$43,420	\$44,861	\$46,161

Sale Price: \$250,000

**FOR MORE
INFORMATION
CONTACT**

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**FICKLING
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A Full Service Real Estate Company
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