



Pinnacle Point

1687 Bass Road
Macon, Bibb County, Georgia 31210

LEASE



Pinnacle Point, a 10,500± square foot center, is located at a signalized intersection and adjacent to the brand new “North Macon Plaza” shopping center. Tenant’s include Marshall’s, Homegoods, Michaels, Beall’s Outlet, Old Navy, Five Below, Famous Footwear and Lifeway Christian.

Available Suite:

- Suite 100/101: 3,000± SF (50' X 60') End cap with drive-thru
- Zoned: C4
- Current Tenants: Great Clips, Welch’s Country Smokehouse, Medi’s Mediterranean Fusion, TechRX

REDUCED LEASE RATE: \$18/PSF

CAM T & I: \$3.66/PSF

CBCMACON.COM

STEPHANIE FOLSOM, CCIM

478.361.8259

stephanie@cbcworldwide.com

DEIDRA STEWART

478.508.2652

deidra@cbcworldwide.com



**COLDWELL
BANKER
COMMERCIAL**

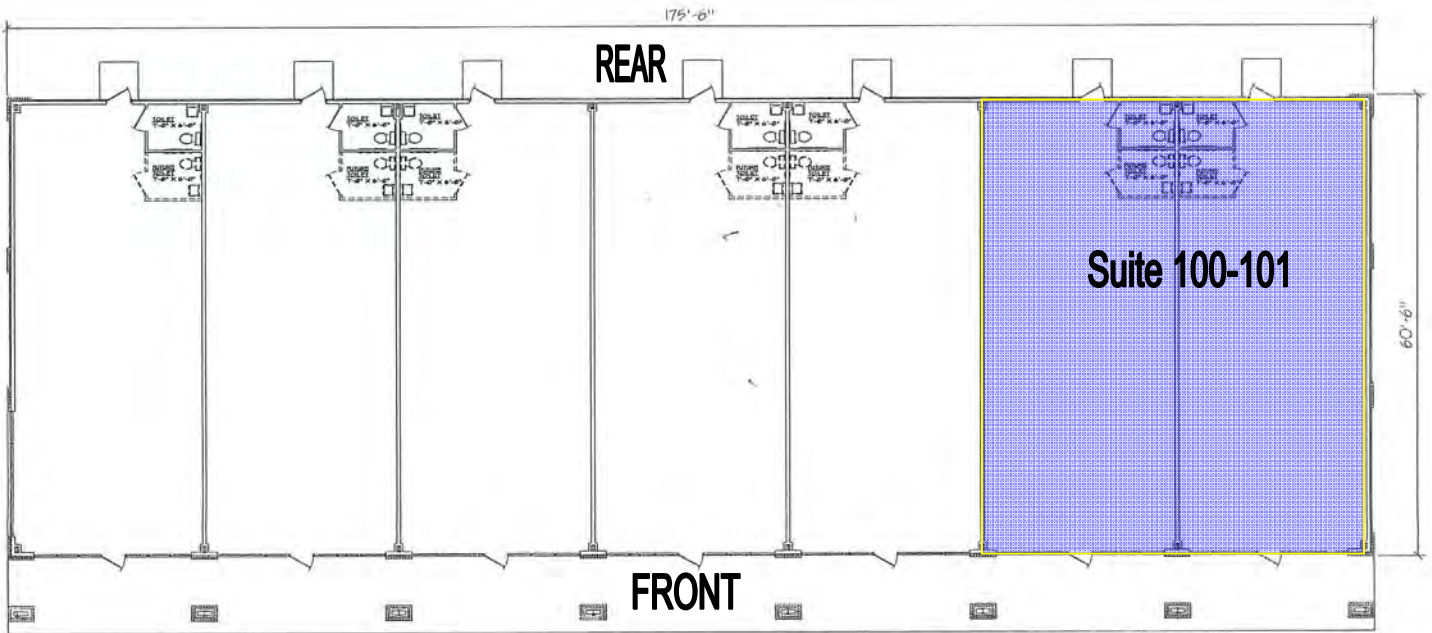
EBERHARDT & BARRY

CBCWORLDWIDE.COM



SITE PLAN

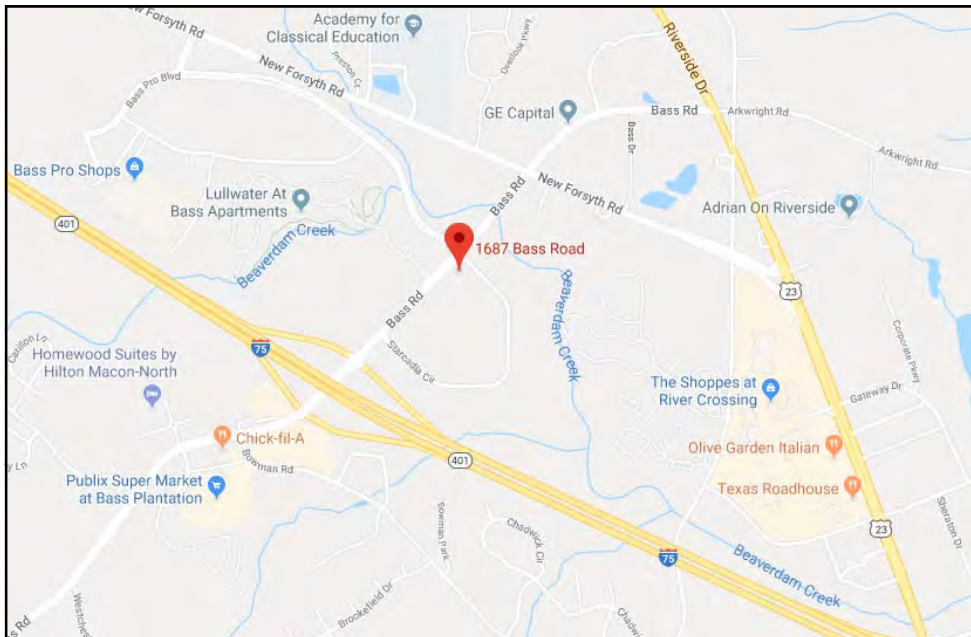
1687 Bass Road
Macon, Bibb County, Georgia 31210





MAPS

1687 Bass Road
Macon, Bibb County, Georgia 31210



STEPHANIE FOLSOM, CCIM
478.361.8259 CELL
stephanie@cbcworldwide.com

DEIDRA STEWART
478.508.2652 CELL
deidra@cbcworldwide.com



DEMOGRAPHICS - 1 MILE

1687 Bass Road
Macon, Bibb County, Georgia 31210

KEY FACTS



EDUCATION



BUSINESS



EMPLOYMENT



INCOME



Households By Income

The largest group: \$100,000 - \$149,999 (17.3%)

The smallest group: \$15,000 - \$24,999 (3.3%)

Indicator	Value	Difference	
<\$15,000	5.3%	-12.4%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$15,000 - \$24,999	3.3%	-10.2%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$25,000 - \$34,999	10.6%	-1.3%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$35,000 - \$49,999	14.4%	-1.1%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$50,000 - \$74,999	13.6%	-0.7%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$75,000 - \$99,999	11.1%	+2.4%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$100,000 - \$149,999	17.3%	+6.6%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$150,000 - \$199,999	7.8%	+4.7%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>
\$200,000+	16.6%	+12.1%	<div style="width: 100%; height: 10px; background-color: #28a745;"></div>

Bars show deviation from
Bibb County

STEPHANIE FOLSOM, CCIM
478.361.8259 CELL
stephanie@cbcworldwide.com

DEIDRA STEWART
478.508.2652 CELL
deidra@cbcworldwide.com



DEMOGRAPHICS - 3 MILE

1687 Bass Road
Macon, Bibb County, Georgia 31210

KEY FACTS

16,682

Population



2.4

Average Household Size

38.5

Median Age

\$67,246

Median Household Income

EDUCATION

4%

No High School Diploma



19%

High School Graduate



26%

Some College



51%

Bachelor's/Grad/Prof Degree

BUSINESS



742

Total Businesses



10,273

Total Employees

EMPLOYMENT



81%

White Collar



8%

Blue Collar



11%

Services

2.7%

Unemployment Rate

INCOME



\$67,246

Median Household Income



\$40,253

Per Capita Income



\$122,977

Median Net Worth

Households By Income

The largest group: \$100,000 - \$149,999 (18.2%)

The smallest group: <\$15,000 (5.9%)

Indicator	Value	Difference	
<\$15,000	5.9%	-11.8%	
\$15,000 - \$24,999	8.6%	-4.9%	
\$25,000 - \$34,999	11.3%	-0.6%	
\$35,000 - \$49,999	13.6%	-1.9%	
\$50,000 - \$74,999	14.1%	-0.2%	
\$75,000 - \$99,999	11.3%	+2.6%	
\$100,000 - \$149,999	18.2%	+7.5%	
\$150,000 - \$199,999	7.3%	+4.2%	
\$200,000+	9.8%	+5.3%	

Bars show deviation from
Bibb County

STEPHANIE FOLSOM, CCIM
478.361.8259 CELL
stephanie@cbcworldwide.com

DEIDRA STEWART
478.508.2652 CELL
deidra@cbcworldwide.com



DEMOGRAPHICS - 5 MILE

1687 Bass Road
Macon, Bibb County, Georgia 31210

KEY FACTS

36,976

Population



Average Household Size

40.8

Median Age

\$65,257

Median Household Income

EDUCATION

5%

No High School Diploma



22%

High School Graduate



26%

Some College



47%

Bachelor's/Grad/Prof Degree

BUSINESS



1,659

Total Businesses



21,975

Total Employees

EMPLOYMENT



78%

White Collar



10%

Blue Collar



12%

Services

3.3%

Unemployment Rate

INCOME



\$65,257

Median Household Income



\$39,681

Per Capita Income



\$161,970

Median Net Worth

Households By Income

The largest group: \$100,000 - \$149,999 (17.6%)

The smallest group: <\$15,000 (5.2%)

Indicator	Value	Difference	
<\$15,000	5.2%	-12.5%	
\$15,000 - \$24,999	8.8%	-4.7%	
\$25,000 - \$34,999	10.2%	-1.7%	
\$35,000 - \$49,999	15.0%	-0.5%	
\$50,000 - \$74,999	15.8%	+1.5%	
\$75,000 - \$99,999	11.6%	+2.9%	
\$100,000 - \$149,999	17.6%	+6.9%	
\$150,000 - \$199,999	6.8%	+3.7%	
\$200,000+	9.1%	+4.6%	

Bars show deviation from
Bibb County

STEPHANIE FOLSOM, CCIM
478.361.8259 CELL
stephanie@cbcworldwide.com

DEIDRA STEWART
478.508.2652 CELL
deidra@cbcworldwide.com