

For Sale

Industrial

39,400 SF



Former E. J. Knight Scrap Company

440 10th Avenue
Columbus, Georgia 31901

Property Highlights

- Zoned: Light Manufacturing and Industrial.

Property Description

Former E.J. Knight Scrap company, a full-service recycler that provided collection and purchase of recyclable metal materials. Large property with lots of yard space. The property has two large warehouse buildings. Building A is +/-14,400 Square Feet (SF) and Building B is +/-25,000 SF. Building A has a small office space with a good sized warehouse area with 2-dock high doors and a large oversized drive-in door. Building B has 7 oversized drive-in doors. The property was set up for welding and heavy equipment activities. Warehouses are insulated and feature LED lighting and large exhaust fans providing good air flow and ventilation. Property is also For Lease.

OFFERING SUMMARY

Sale Price	\$500,000
Lot Size	4.15 Acres
Building Size	39,400 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	7,102	\$23,259
3 Miles	56,047	\$36,799
5 Miles	134,828	\$42,016

VIEW PROPERTY VIDEO

For more information

Jack Hayes

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NAIG2 Commercial

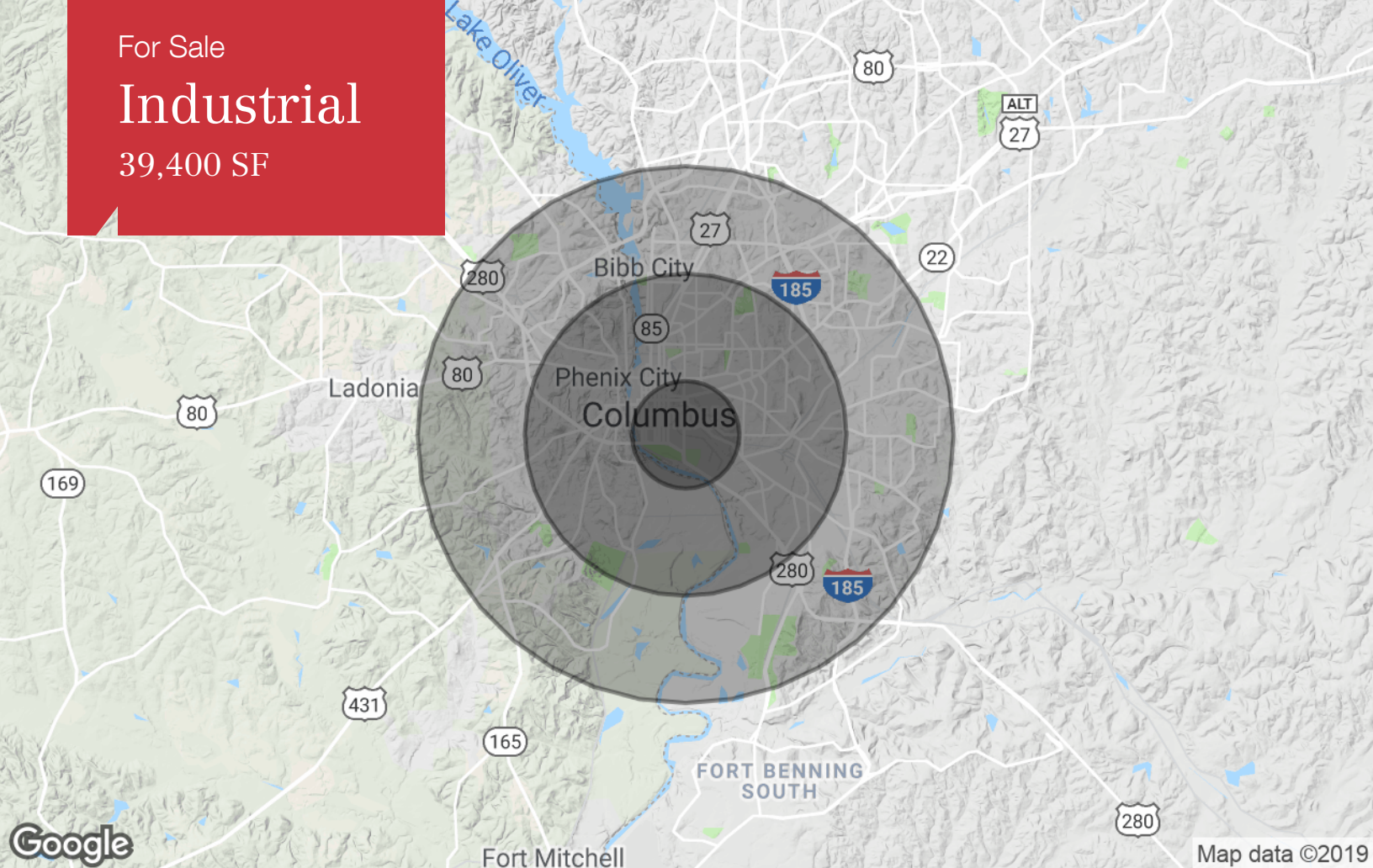
5607 Whitesville Road
Columbus, GA 31904
706 660 5418 tel
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	1 Mile	3 Miles	5 Miles
Population			
TOTAL POPULATION	7,102	56,047	134,828
MEDIAN AGE	31.4	34.5	34.3
MEDIAN AGE (MALE)	26.7	31.5	32.2
MEDIAN AGE (FEMALE)	34.0	36.5	35.9
Households & Income			
TOTAL HOUSEHOLDS	2,538	23,609	55,129
# OF PERSONS PER HH	2.8	2.4	2.4
AVERAGE HH INCOME	\$23,259	\$36,799	\$42,016
AVERAGE HOUSE VALUE	\$100,759	\$141,658	\$142,783
Race			
% WHITE	18.7%	31.9%	39.8%
% BLACK	79.7%	66.2%	57.8%
% ASIAN	0.7%	0.5%	0.7%
% HAWAIIAN	0.0%	0.2%	0.2%
% INDIAN	0.1%	0.1%	0.2%
% OTHER	0.8%	1.3%	1.5%
Ethnicity			
% HISPANIC	1.7%	3.4%	4.8%

* Demographic data derived from 2010 US Census