

LEASE

ZEBULON PLAZA
6394 ZEBULON ROAD, MACON, GEORGIA 31210



- Located in North Macon off Interstate 475, Exit 9
- Available Space:
 - **Suite 101 - 4,122± SF Glass Front Retail Space**
Formerly Crossfit Encompass
- Traffic Count:s:
 - 26,800 vehicles per day on Zebulon road
 - 41,500 vehicles per day I-475 Northbound
 - 53,100 vehicles per day on I-475 Southbound
- Parking: 63 asphalt paved spaces
- Tenants: AMP, Cherry Street Hookah, LuxuryNails, Miracle Ear, Vapor Trail, Marco's Pizza

BASE RENT: \$12/PSF, NNN (CAM, T&I: \$3.84/PSF)
TOTAL MONTHLY RENT: \$5,441.04

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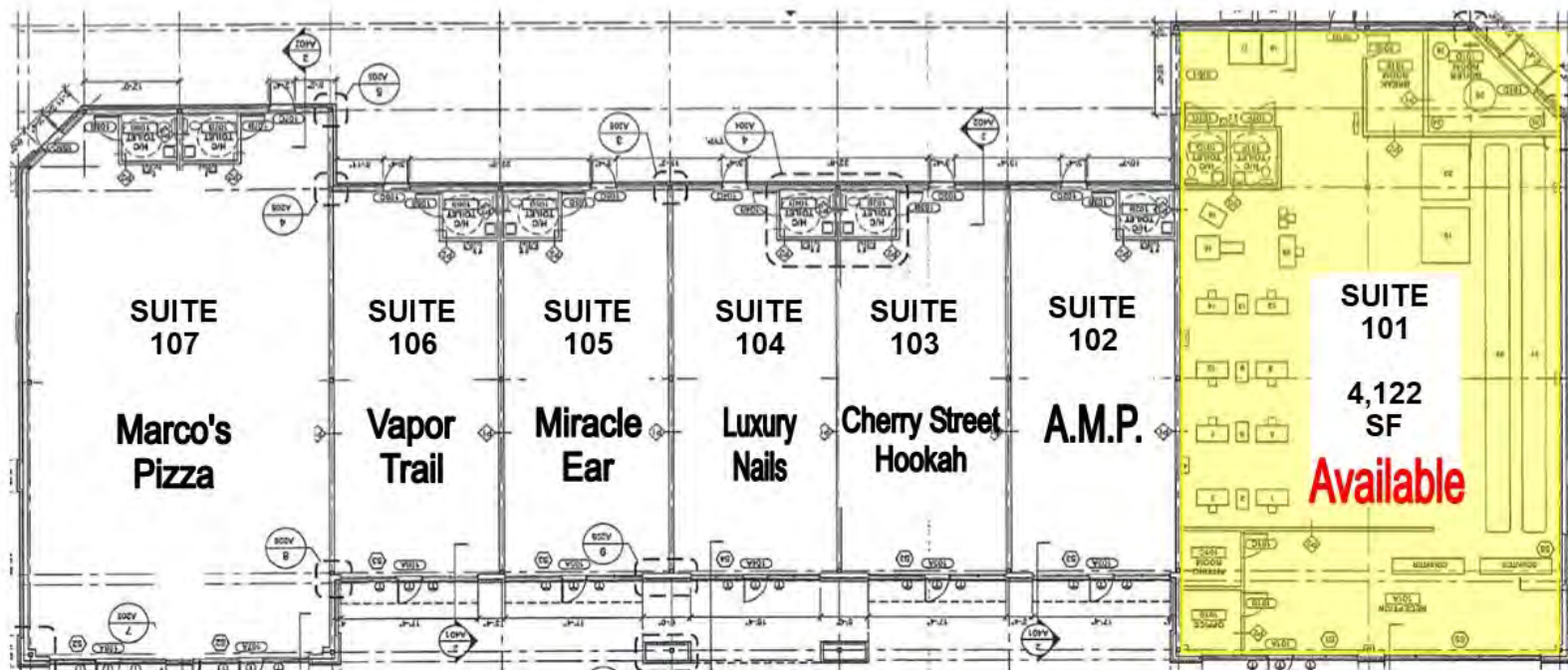
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Revised 03/01/22

LEASE

PLANTATION CENTRE - "KROGER ANCHORED"

5966 ZEBULON ROAD, MACON, GEORGIA 31210



Front of Building

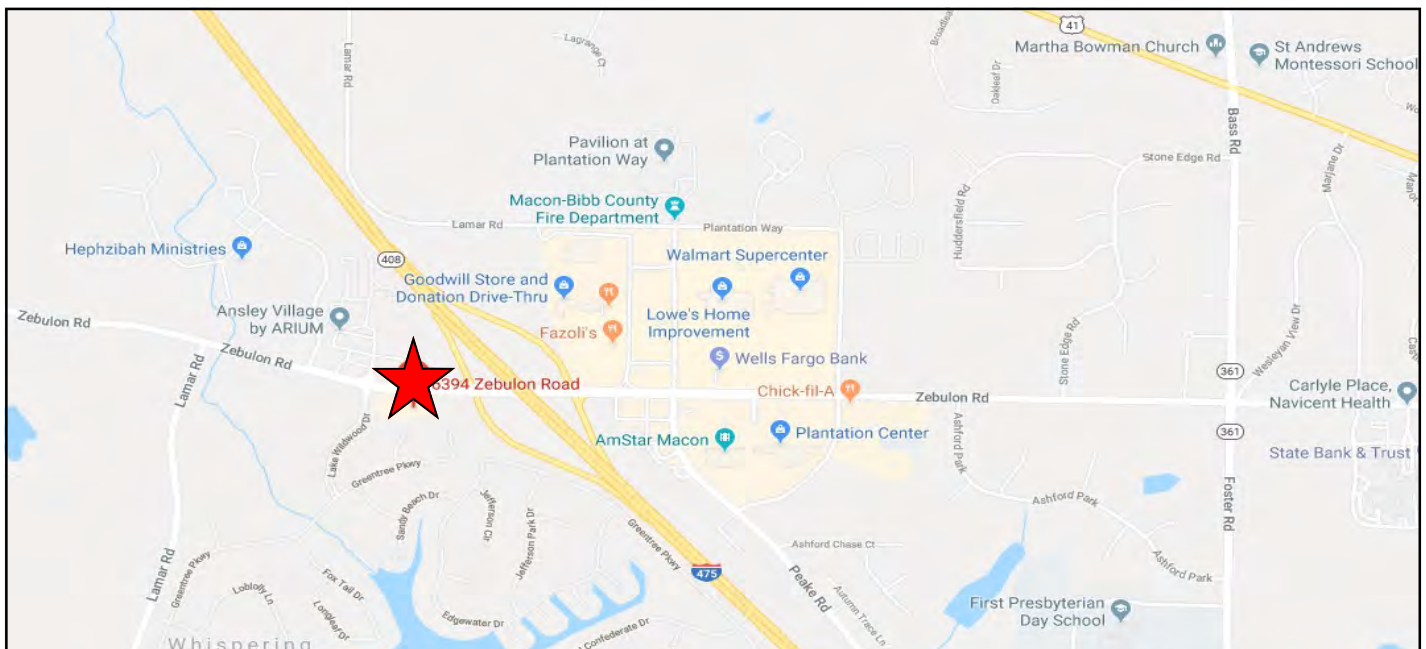
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DEMOGRAPHICS - 3 MILE

KEY FACTS

17,863

Population



2.4

Average Household Size

42.7

Median Age

\$77,179

Median Household Income

EDUCATION

5%

No High School Diploma



20%

High School Graduate



29%

Some College



46%

Bachelor's/Grad/Prof Degree

BUSINESS



379

Total Businesses



4,863

Total Employees

EMPLOYMENT



White Collar

78%



Blue Collar

12%



Services

11%

3.7%

Unemployment Rate

INCOME



\$77,179

Median Household Income



\$40,922

Per Capita Income



\$189,699

Median Net Worth

Households By Income

The largest group: \$100,000 - \$149,999 (17.5%)

The smallest group: \$15,000 - \$24,999 (4.4%)

Indicator ▲	Value	Diff	
<\$15,000	5.3%	-12.4%	
\$15,000 - \$24,999	4.4%	-6.3%	
\$25,000 - \$34,999	7.7%	-5.3%	
\$35,000 - \$49,999	14.8%	+0.8%	
\$50,000 - \$74,999	16%	+1.4%	
\$75,000 - \$99,999	15.7%	+4.9%	
\$100,000 - \$149,999	17.5%	+6.7%	
\$150,000 - \$199,999	10.3%	+6.1%	
\$200,000+	8.4%	+4.3%	

Bars show deviation from

Bibb County

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DEMOGRAPHICS - 5 MILE

KEY FACTS

47,475

Population



Average Household Size

39.8

Median Age

\$69,734

Median Household Income

BUSINESS



1,572

Total Businesses



19,147

Total Employees

INCOME



\$69,734

Median Household Income



\$39,660

Per Capita Income



\$150,350

Median Net Worth

EDUCATION

6%

No High School Diploma



21%

High School Graduate



27%

Some College



46%

Bachelor's/Grad/Prof Degree

EMPLOYMENT



White Collar

79%



Blue Collar

12%



Services

10%

4.4%

Unemployment Rate

Households By Income

The largest group: \$50,000 - \$74,999 (15.7%)

The smallest group: \$15,000 - \$24,999 (6.8%)

Indicator ▲	Value	Diff	
<\$15,000	6.9%	-10.8%	
\$15,000 - \$24,999	6.8%	-3.9%	
\$25,000 - \$34,999	9.9%	-3.1%	
\$35,000 - \$49,999	13.2%	-0.8%	
\$50,000 - \$74,999	15.7%	+1.1%	
\$75,000 - \$99,999	14.9%	+4.1%	
\$100,000 - \$149,999	14.8%	+4%	
\$150,000 - \$199,999	8.1%	+3.9%	
\$200,000+	9.7%	+5.6%	

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