

# SALE

## PROFESSIONAL OFFICE SITE

101 WATER TOWER COURT, MACON, GA 31210



**SALES PRICE: \$265,000/ACRE**

### LOCATION OVERVIEW

- Located 1/2 mile from Piedmont Northside Hospital; adjacent to Neurology of Central Georgia
- Convenient to eateries, shopping and banking
- 4.5 miles to Atrium Health Navicent Health
- 7 miles to Piedmont Macon Medical Center

### PROPERTY OVERVIEW

- 1.79± Acre Development Site
- Great location for Medical Office / Professional Office
- 190'± frontage on Charter Boulevard
- 241'± frontage on Water Tower Court
- Zoned PDE
- All utilities serve the site
- Ad Valorem Tax Bill: \$5,924 (2021)

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CBCMACON.COM



Created 4/4/22

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### AERIAL PARCEL MAP



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## UTILITY MAP

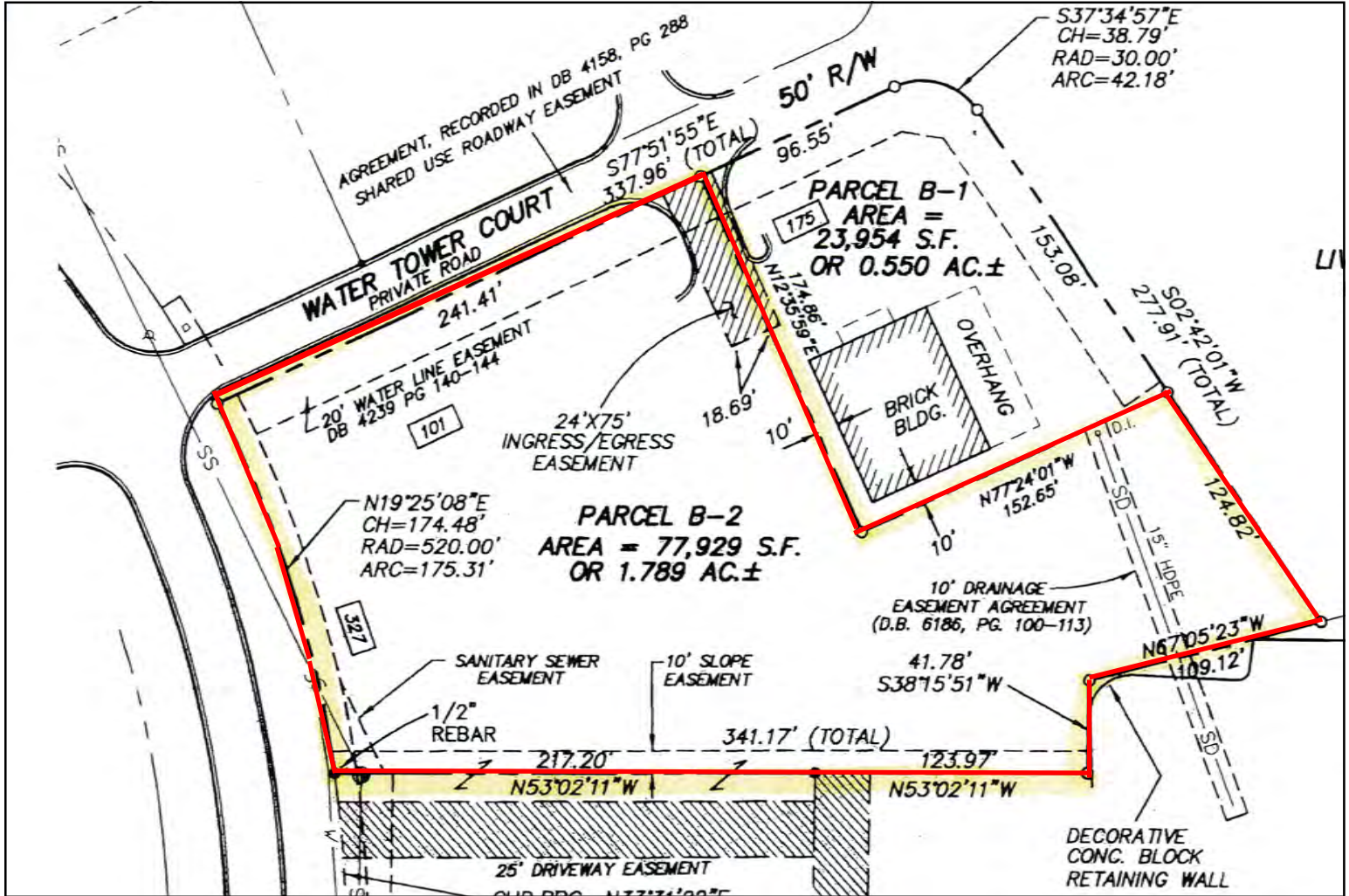


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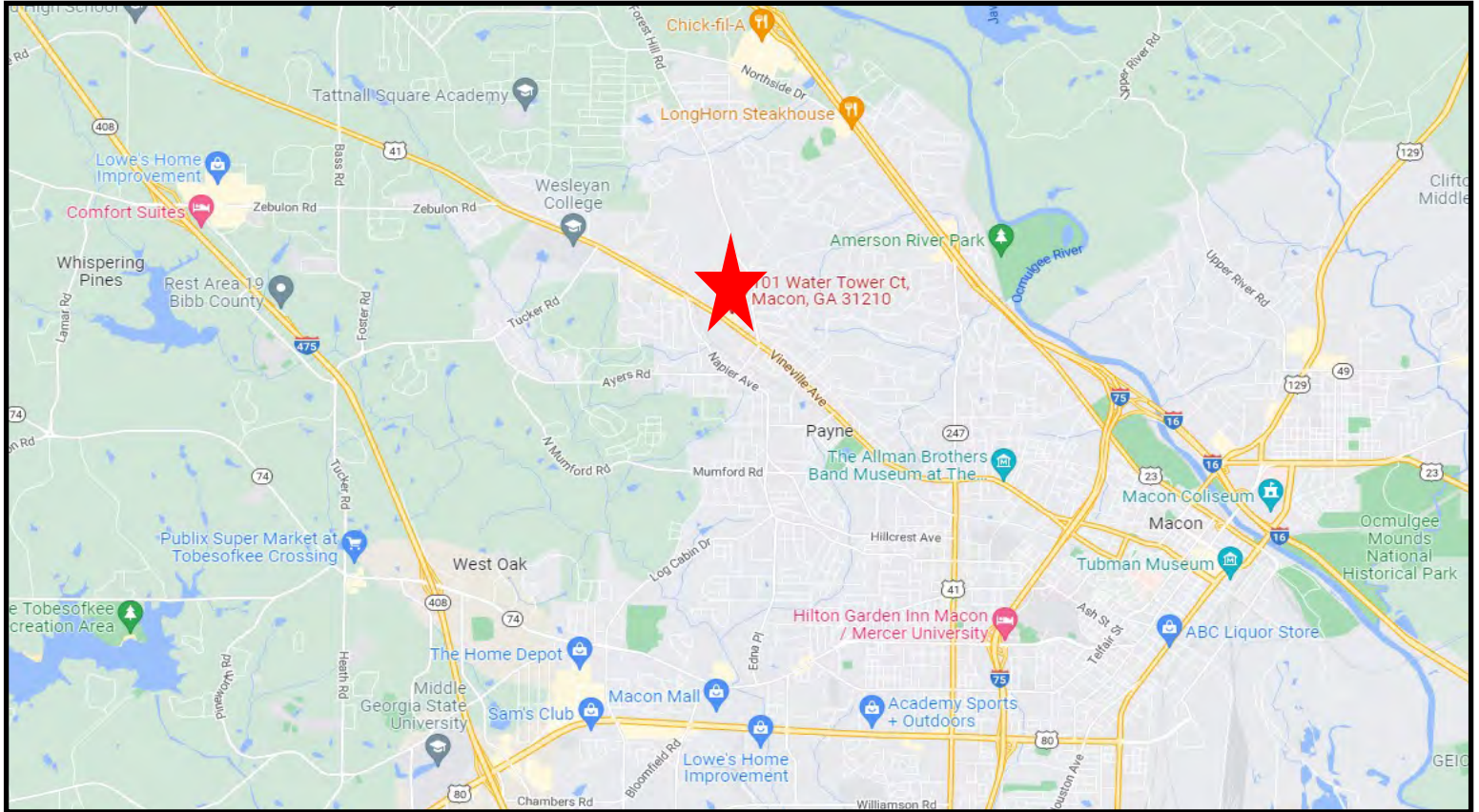
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### SURVEY



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