



1000 Lake Joy Road
Warner Robins, Houston County, Georgia 31088

SALE



.82± ACRE

COMMERCIAL DEVELOPMENT SITE

SALES PRICE: \$390,000

CBCMACON.COM

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 **COLDWELL
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Created 7/1/21



PROPERTY OVERVIEW / PARCEL TAX MAP

1000 Lake Joy Road
Warner Robins, Houston County, Georgia 31088

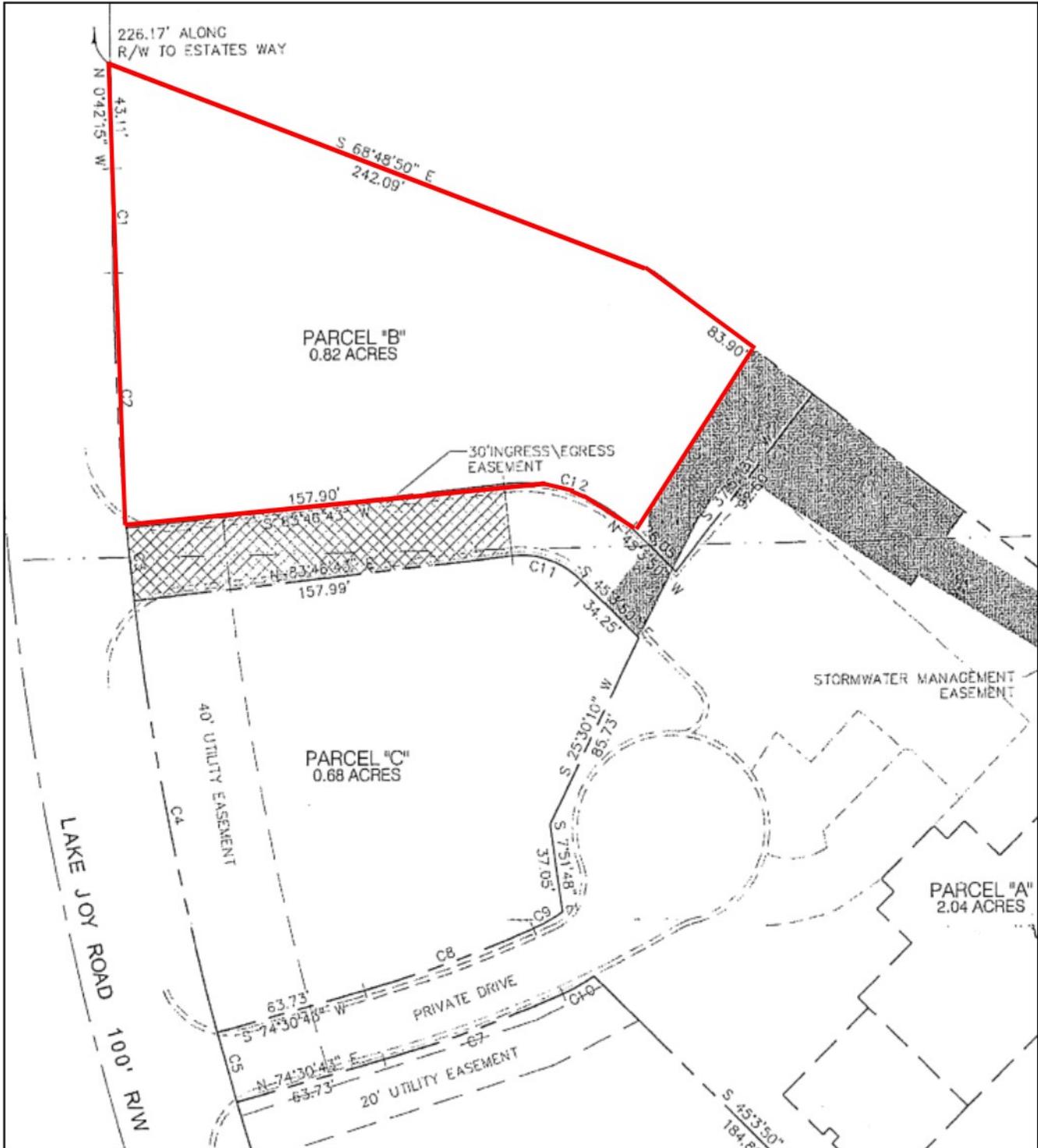
| | |
|---------------------------------|--|
| LOCATION: | Located opposite Lake Joy Primary School; one block from Russell Parkway. |
| SITE INFORMATION: | <ul style="list-style-type: none">.82± Acre Development Site190'± frontage |
| AVG DAILY TRAFFIC COUNT: | <ul style="list-style-type: none">15,800± Vehicles per day on Lake Joy21,300± Vehicles per day on Russell Parkway |
| UTILITIES: | All utilities available to the site. See map Page 4. |
| ZONED: | C2 |
| NEIGHBORS: | Lake Joy Primary School, Lake Joy Elementary School, High Maintenance Salon Suites, Tidal Wave Auto Spa, CVS, Walmart Neighborhood Market, Zaxby's |
| SALES PRICE: | \$390,000 |





SURVEY

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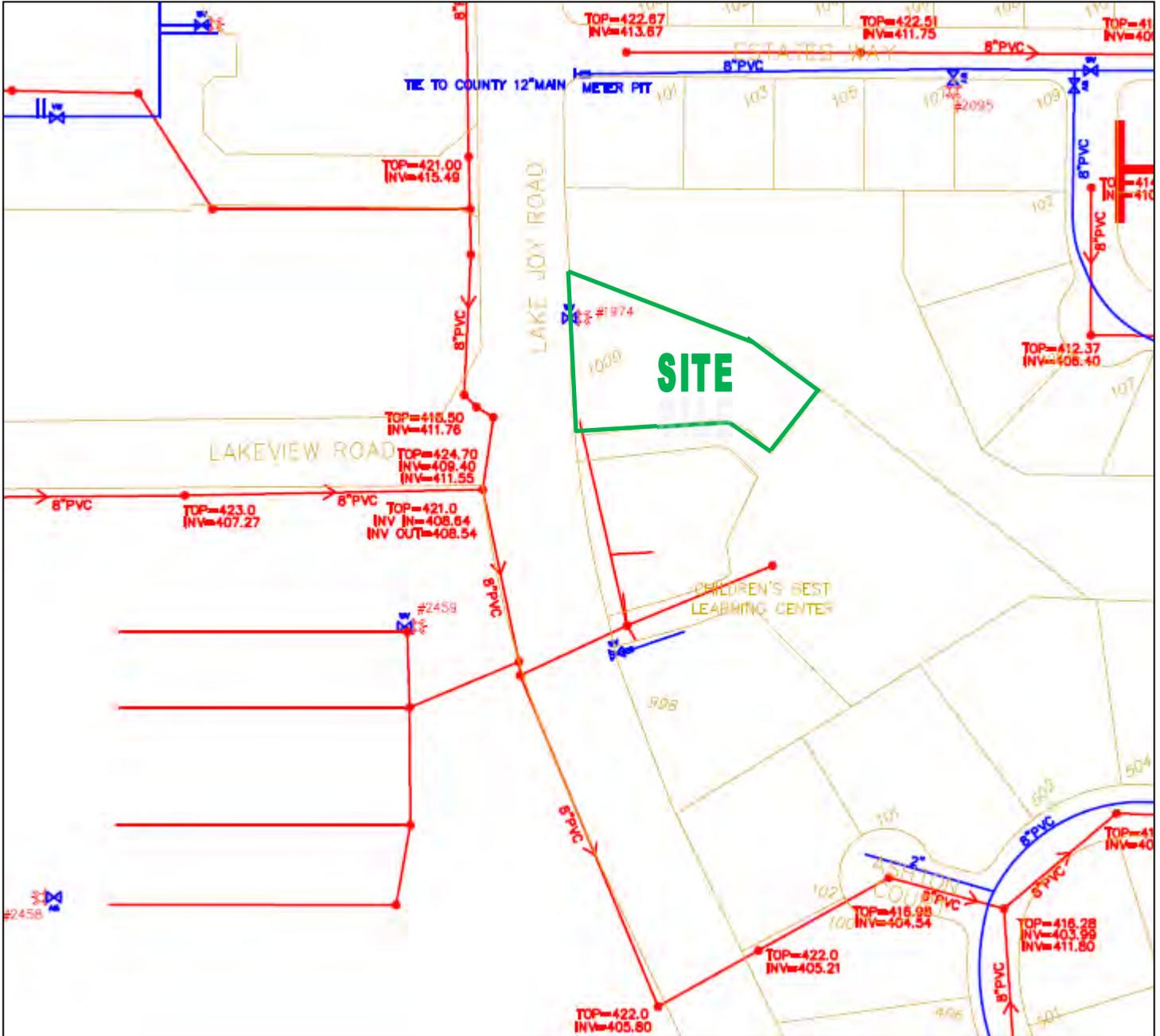
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UTILITY MAP

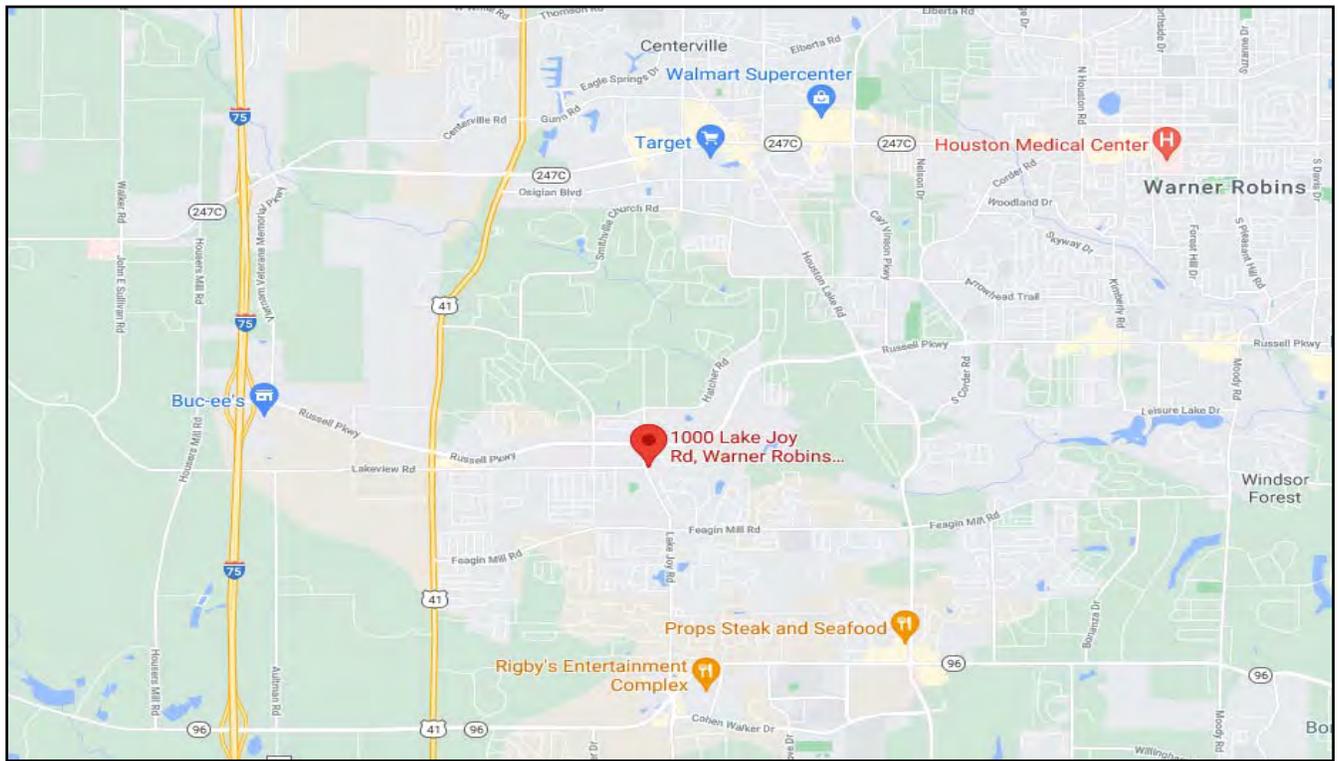
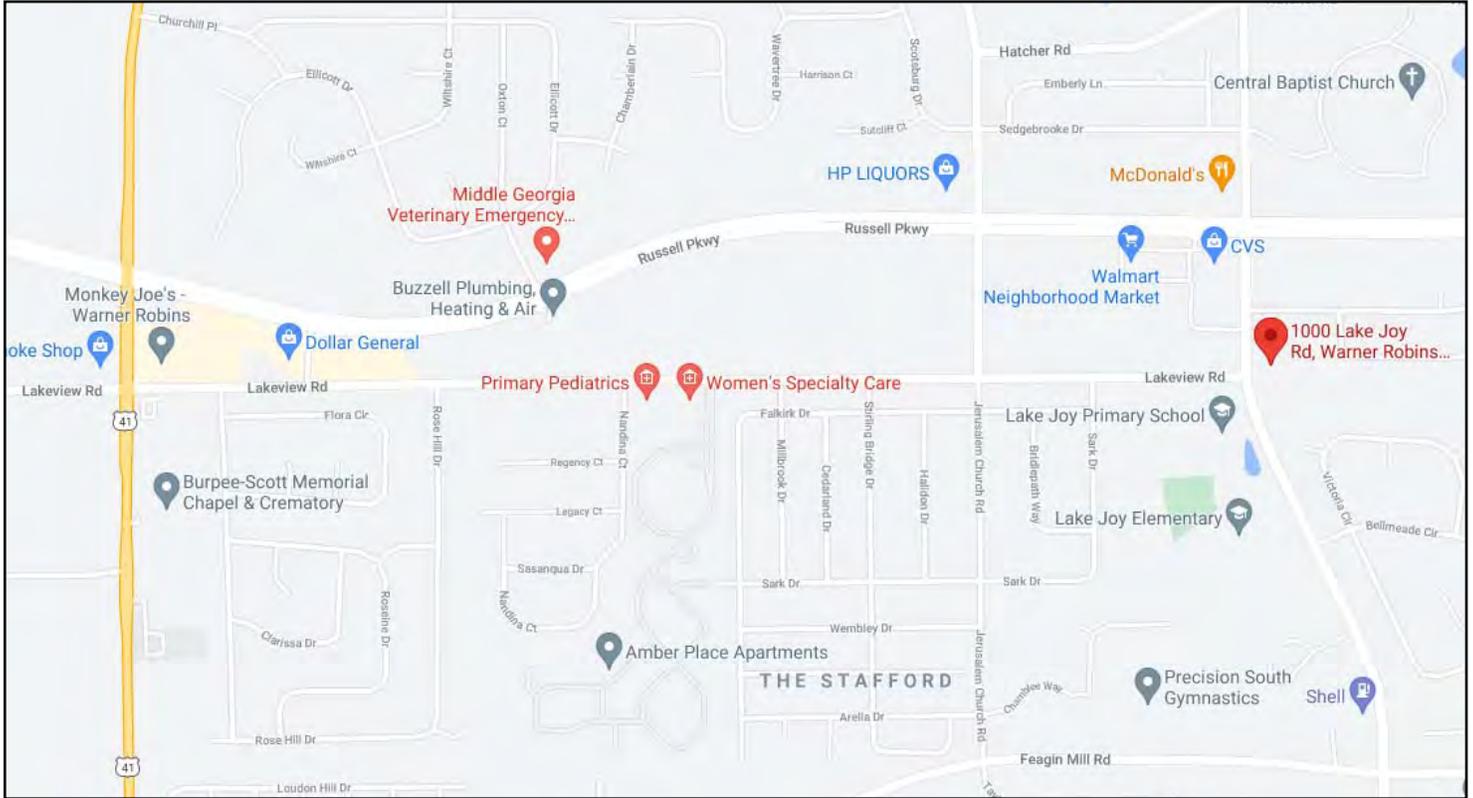
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LOCATION MAPS

1000 Lake Joy Road
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DEMOGRAPHICS - ONE MILE

1000 Lake Joy Road
Warner Robins, Houston County, Georgia 31088

KEY FACTS

7,644

Population



2.8

Average Household Size

34.9

Median Age

\$93,816

Median Household Income

BUSINESS



98

Total Businesses



965

Total Employees

INCOME



\$93,816

Median Household Income



\$36,741

Per Capita Income



\$198,336

Median Net Worth

EDUCATION

5%

No High School Diploma



17%
High School Graduate



31%
Some College



46%
Bachelor's/Grad/Prof Degree

EMPLOYMENT



76%

White Collar



14%

Blue Collar



9%

Services

2.9%

Unemployment Rate

Households By Income

The largest group: \$100,000 - \$149,999 (28.6%)

The smallest group: \$15,000 - \$24,999 (1.5%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|--------|-----------------------------------|
| <\$15,000 | 3.8% | -6.8% | <div style="width: 3.8%;"></div> |
| \$15,000 - \$24,999 | 1.5% | -4.5% | <div style="width: 1.5%;"></div> |
| \$25,000 - \$34,999 | 5.5% | -3.5% | <div style="width: 5.5%;"></div> |
| \$35,000 - \$49,999 | 12.6% | -0.2% | <div style="width: 12.6%;"></div> |
| \$50,000 - \$74,999 | 14.9% | -3.3% | <div style="width: 14.9%;"></div> |
| \$75,000 - \$99,999 | 14.6% | -1.1% | <div style="width: 14.6%;"></div> |
| \$100,000 - \$149,999 | 28.6% | +12.4% | <div style="width: 28.6%;"></div> |
| \$150,000 - \$199,999 | 11% | +3.6% | <div style="width: 11%;"></div> |
| \$200,000+ | 7.4% | +3.2% | <div style="width: 7.4%;"></div> |

Bars show deviation from Houston County



DEMOGRAPHICS - THREE MILE

1000 Lake Joy Road
Warner Robins, Houston County, Georgia 31088

KEY FACTS

45,323
Population



2.7
Average Household Size

35.2

Median Age

\$78,246

Median Household Income

EDUCATION

6%

No High School Diploma



20%
High School Graduate



34%
Some College



39%
Bachelor's/Grad/Prof Degree

BUSINESS



1,312

Total Businesses



14,411

Total Employees

EMPLOYMENT



70%

White Collar



20%

Blue Collar



10%

Services

4.0%

Unemployment Rate

INCOME



\$78,246

Median Household Income



\$35,022

Per Capita Income



\$141,524

Median Net Worth

Households By Income

The largest group: \$100,000 - \$149,999 (20.1%)

The smallest group: \$15,000 - \$24,999 (3.9%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|-------|-----------------------------------|
| <\$15,000 | 7.3% | -3.3% | <div style="width: 7.3%;"></div> |
| \$15,000 - \$24,999 | 3.9% | -2.1% | <div style="width: 3.9%;"></div> |
| \$25,000 - \$34,999 | 7.6% | -1.4% | <div style="width: 7.6%;"></div> |
| \$35,000 - \$49,999 | 12.1% | -0.7% | <div style="width: 12.1%;"></div> |
| \$50,000 - \$74,999 | 16.4% | -1.8% | <div style="width: 16.4%;"></div> |
| \$75,000 - \$99,999 | 16.3% | +0.6% | <div style="width: 16.3%;"></div> |
| \$100,000 - \$149,999 | 20.1% | +3.9% | <div style="width: 20.1%;"></div> |
| \$150,000 - \$199,999 | 10.4% | +3% | <div style="width: 10.4%;"></div> |
| \$200,000+ | 6% | +1.8% | <div style="width: 6%;"></div> |

Bars show deviation from Houston County



DEMOGRAPHICS - FIVE MILE

1000 Lake Joy Road
Warner Robins, Houston County, Georgia 31088

KEY FACTS

100,291

Population



Average Household Size

36.7

Median Age

\$68,101

Median Household Income

EDUCATION

6%

No High School Diploma



24%

High School Graduate



37%

Some College



33%

Bachelor's/Grad/Prof Degree

BUSINESS



2,565

Total Businesses



31,189

Total Employees

EMPLOYMENT



67%

White Collar



22%

Blue Collar



11%

Services

3.9%

Unemployment Rate

INCOME



\$68,101

Median Household Income



\$32,270

Per Capita Income



\$132,805

Median Net Worth

Households By Income

The largest group: \$50,000 - \$74,999 (18.4%)

The smallest group: \$200,000+ (4.5%)

| Indicator ▲ | Value | Diff | |
|-----------------------|-------|-------|--|
| <\$15,000 | 8.2% | -2.4% | |
| \$15,000 - \$24,999 | 4.8% | -1.2% | |
| \$25,000 - \$34,999 | 8.9% | -0.1% | |
| \$35,000 - \$49,999 | 13.6% | +0.8% | |
| \$50,000 - \$74,999 | 18.4% | +0.2% | |
| \$75,000 - \$99,999 | 17.3% | +1.6% | |
| \$100,000 - \$149,999 | 16.3% | +0.1% | |
| \$150,000 - \$199,999 | 8% | +0.6% | |
| \$200,000+ | 4.5% | +0.3% | |

Bars show deviation from Houston County