



4033, 4039, 4045 San Carlos Drive
4009, 4017, 4021, 4025 Worsham Avenue
Macon, Bibb County, Georgia 31206

SALE



**THREE BUILDINGS
2.5± ACRE INDUSTRIAL SITE**

SALES PRICE: \$165,000

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PROPERTY OVERVIEW

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BUILDING INFORMATION:	<ul style="list-style-type: none"> • 4039 San Carlos Drive <ul style="list-style-type: none"> - 9,000± SF Warehouse <ul style="list-style-type: none"> - 650± SF Office - Sheetrock walls - Acoustical ceilings - Two (2) restrooms - Two (2) 8' X 12' drive-in doors - Sunken dock well with loading platform - 16' ceiling height - One (1) spray booth - 440 AMP, 3-phase electrical service • 4017 Worsham Avenue <ul style="list-style-type: none"> - 2,880± SF Frame pole barn - Sheeted in metal siding • 4033 San Carlos Drive <ul style="list-style-type: none"> - 1,092± SF Single family residence - Currently occupied. - To be vacated upon sale of property.
ACREAGE:	2.5± Acres (Seven Parcels)
YEAR BUILT:	<ul style="list-style-type: none"> • 4033 San Carlos Drive: 1933 • 4039 San Carlos Drive: 1977 • 4017 Worsham Avenue: 1977
UTILITIES:	4039 San Carlos Warehouse: 440 AMP, 3-phase electrical
PARKING:	All grass parking areas
ZONED:	M-1, Light Industrial
PROPERTY TAX BILL:	\$2,070.24 (2021)
SALES PRICE: \$165,000	





PHOTOS

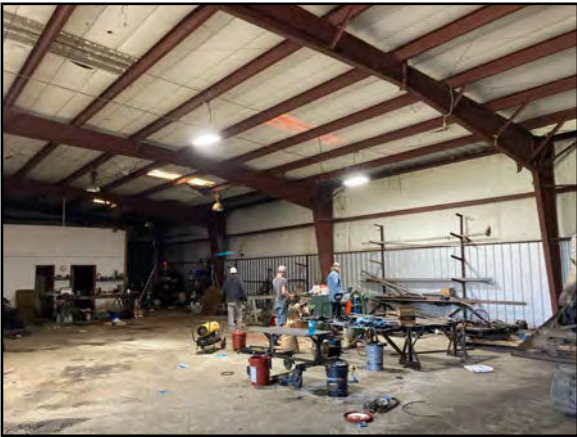
40333, 4039 San Carlos Drive
4017 Worsham Avenue
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PHOTOS

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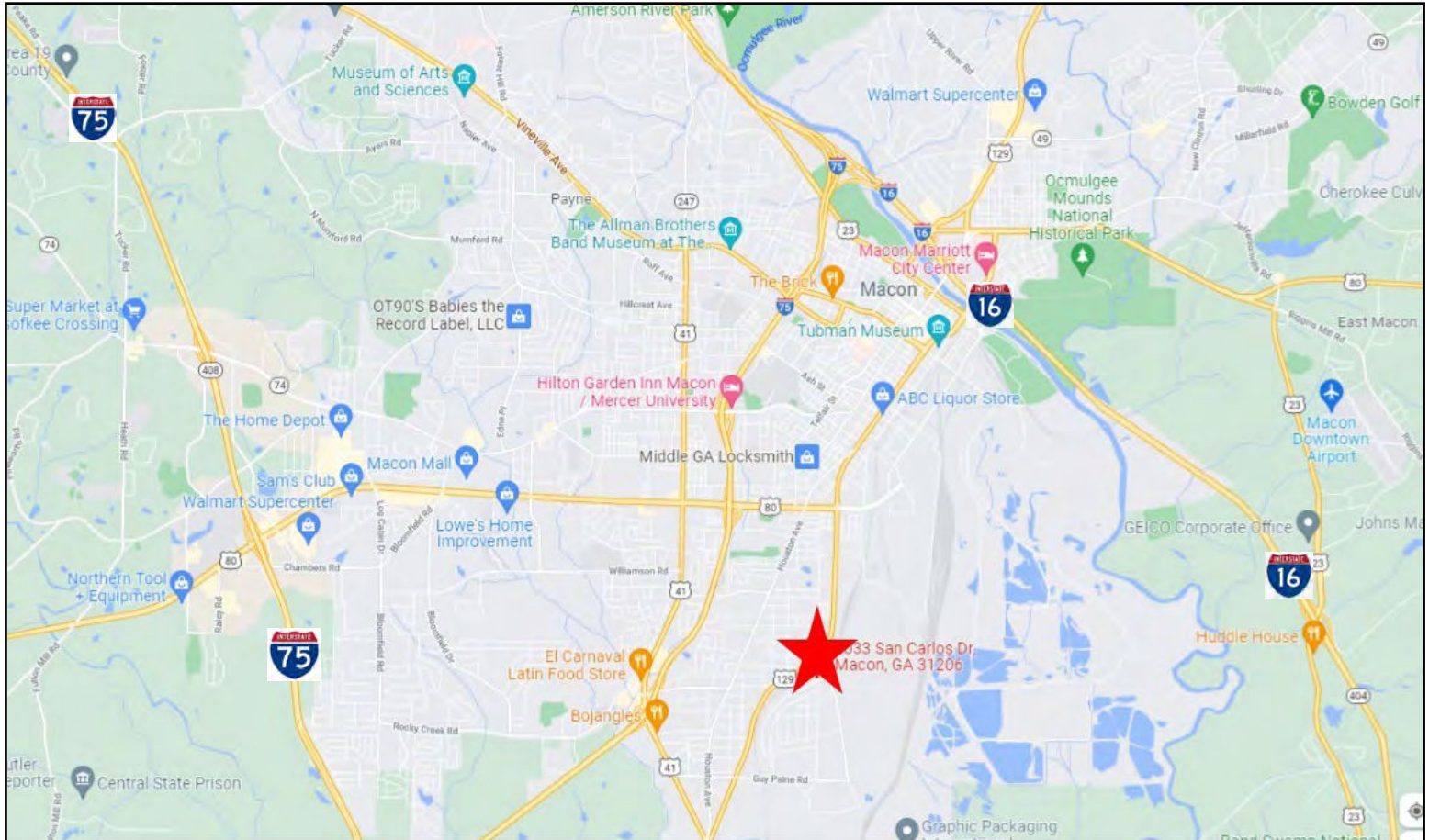
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LOCATION MAP

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DEMOGRAPHICS - BIBB COUNTY

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