

SALE

STOREFRONT RETAIL
1882 SHURLING DRIVE, MACON, GA 31211



SALES PRICE: \$170,000

LOCATION OVERVIEW

- Located in high traffic area of Shurling Drive
- Traffic Count: 22,500 VPD
- Served by Macon Transit Authority
- 2½ miles from Interstate 16/75

PROPERTY OVERVIEW

- 1,581± SF Storefront Retail Building
- Former lottery store
- New roof & HVAC system
- Building in good condition
- Excellent signage on building & pylon
- Built in 1969
- .42± Acres
- 2022 Property Tax Bill: \$1,035.48
- Zoned C-2

HAL HARPER, CCIM
478.951.3991 Cell
hharper@cbcworldwide.com

990 RIVERSIDE DRIVE • MACON, GA 31201 • 478.746.8171 • CBCMACON.COM



COLDWELL BANKER
COMMERCIAL
EBERHARDT & BARRY

Revised 8/28/23

SALE

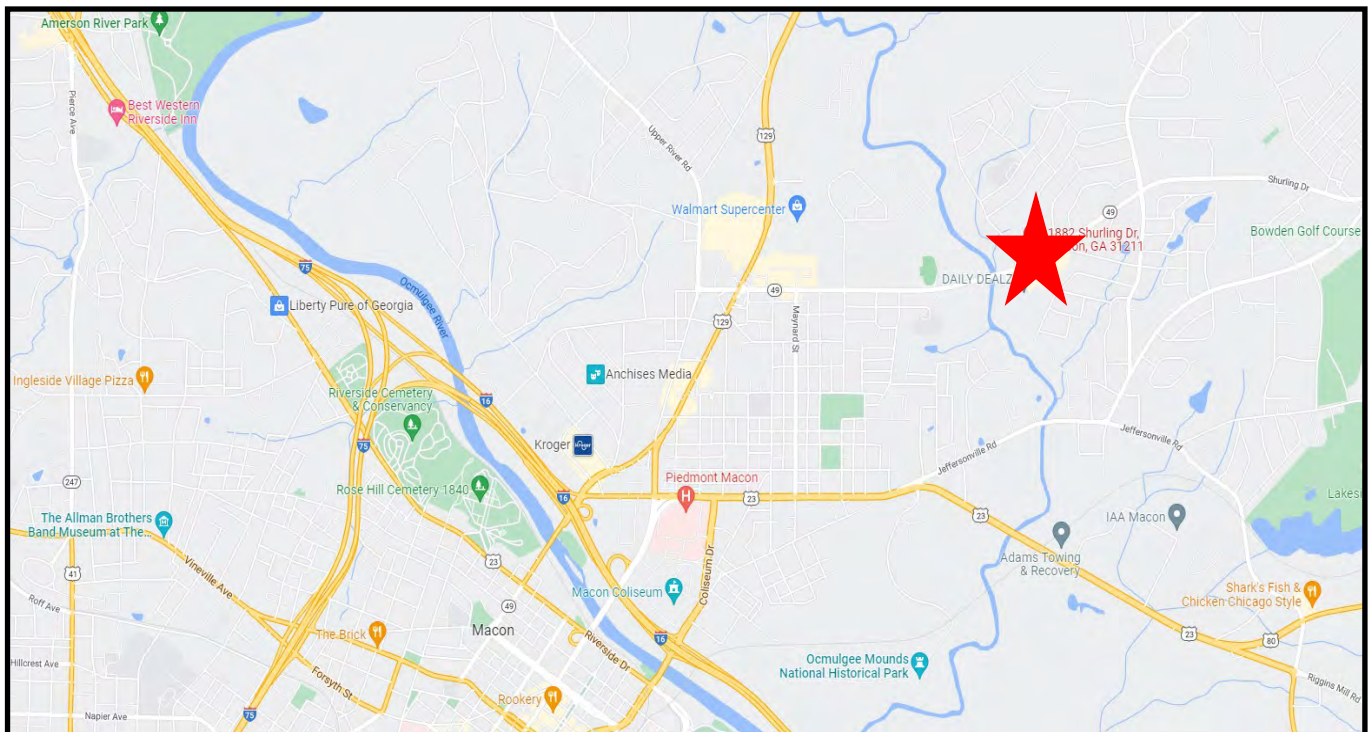
STOREFRONT RETAIL
1882 SHURLING DRIVE, MACON, GA 31211

PARCEL MAP



SALE

STOREFRONT RETAIL
1882 SHURLING DRIVE, MACON, GA 31211



3

HAL HARPER, CCIM

478.951.3991 Cell

hharper@cbcworldwide.com

990 RIVERSIDE DRIVE • MACON, GA 31201 • 478.746.8171 • CBCMACON.COM



**COLDWELL BANKER
COMMERCIAL**

EBERHARDT & BARRY

SALE

STOREFRONT RETAIL
1882 SHURLING DRIVE, MACON, GA 31211

DEMOGRAPHICS - 1 MILE

1882 Shurling Dr, Macon, Georgia, 31211 (1 mile)
1882 Shurling Dr, Macon, Georgia, 31211
Ring of 1 mile

Prepared by Esri
Latitude: 32.86150
Longitude: -83.59385

KEY FACTS

5,439
Population



2.6
Average Household Size

35.8

Median Age

\$30,505

Median Household Income

EDUCATION

15%

No High School Diploma



45%

High School Graduate



31%

Some College



9%

Bachelor's/Grad/Prof Degree

BUSINESS



168

Total Businesses



1,200

Total Employees

EMPLOYMENT



White Collar

46%



Blue Collar

32%



Services

22%

5.0%

Unemployment Rate

INCOME



\$30,505

Median Household Income



\$17,815

Per Capita Income



\$14,433

Median Net Worth

Households By Income

The largest group: <\$15,000 (24.9%)

The smallest group: \$150,000 - \$199,999 (0.6%)

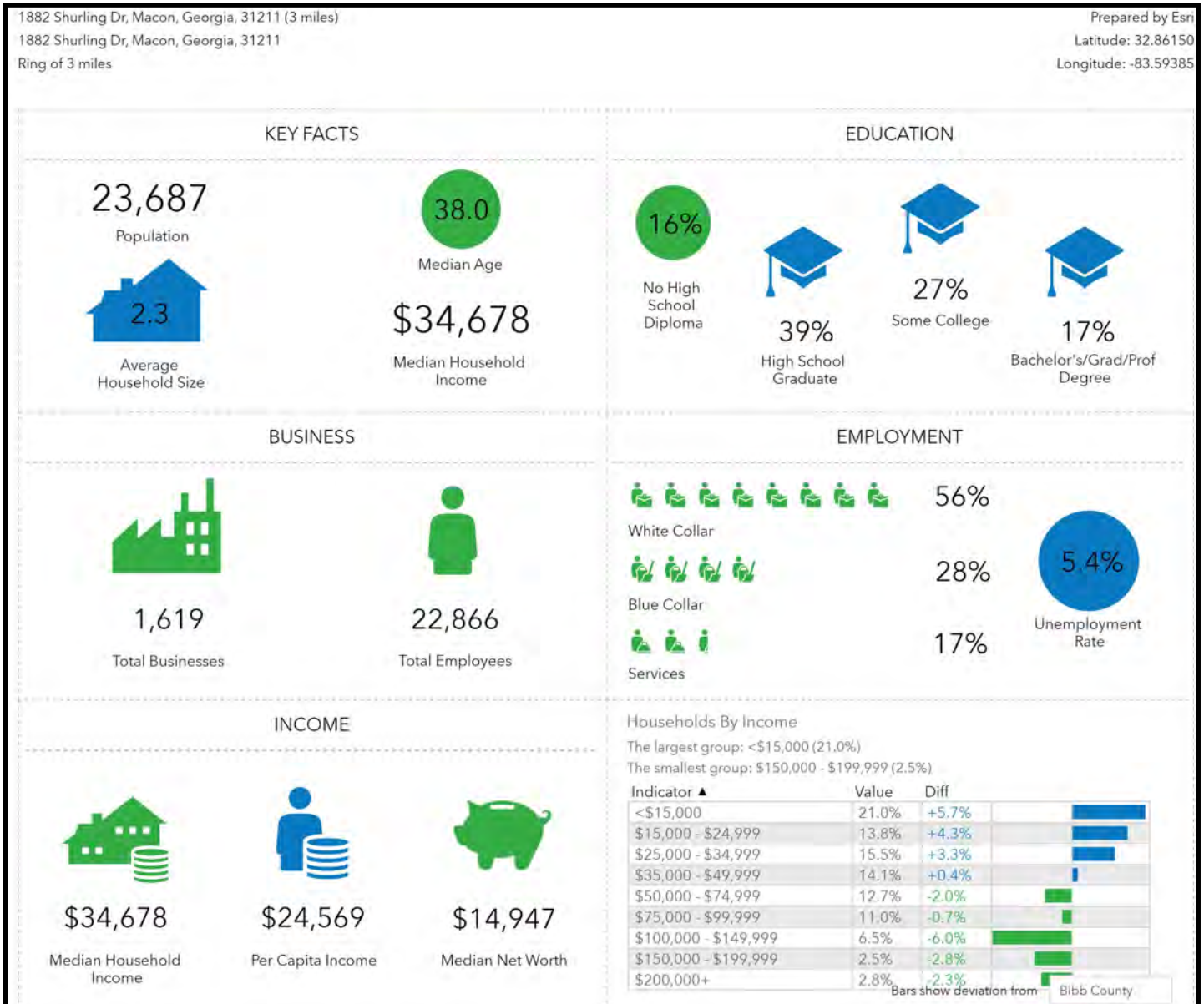
Indicator ▲	Value	Diff
<\$15,000	24.9%	+9.6%
\$15,000 - \$24,999	13.3%	+3.8%
\$25,000 - \$34,999	18.6%	+6.4%
\$35,000 - \$49,999	14.5%	+0.8%
\$50,000 - \$74,999	9.5%	-5.2%
\$75,000 - \$99,999	12.6%	+0.9%
\$100,000 - \$149,999	4.9%	-7.6%
\$150,000 - \$199,999	0.6%	-4.7%
\$200,000+	1.0%	-4.1%

Bars show deviation from Bibb County

SALE

STOREFRONT RETAIL
1882 SHURLING DRIVE, MACON, GA 31211

DEMOGRAPHICS - 3 MILE



HAL HARPER, CCIM

478.951.3991 Cell

hharper@cbcworldwide.com

990 RIVERSIDE DRIVE • MACON, GA 31201 • 478.746.8171 • CBCMACON.COM



**COLDWELL BANKER
COMMERCIAL**
EBERHARDT & BARRY

SALE

STOREFRONT RETAIL
1882 SHURLING DRIVE, MACON, GA 31211

DEMOGRAPHICS - 5 MILE

1882 Shurling Dr, Macon, Georgia, 31211 (5 miles)
1882 Shurling Dr, Macon, Georgia, 31211
Ring of 5 miles

Prepared by Esri
Latitude: 32.86150
Longitude: -83.59385

KEY FACTS

54,950

Population



2.3

Average
Household Size

37.0

Median Age

\$36,282

Median Household
Income

EDUCATION

15%

No High
School
Diploma



34%

High School
Graduate



28%

Some College



23%

Bachelor's/Grad/Prof
Degree

BUSINESS



3,005

Total Businesses



39,456

Total Employees

EMPLOYMENT



White Collar

59%



Blue Collar

24%



Services

17%

4.5%

Unemployment
Rate

INCOME



\$36,282

Median Household
Income



\$25,201

Per Capita Income



\$19,691

Median Net Worth

Households By Income

The largest group: <\$15,000 (21.9%)

The smallest group: \$200,000+ (3.1%)

Indicator ▲	Value	Diff	
<\$15,000	21.9%	+6.6%	
\$15,000 - \$24,999	12.3%	+2.8%	
\$25,000 - \$34,999	14.4%	+2.2%	
\$35,000 - \$49,999	12.8%	-0.9%	
\$50,000 - \$74,999	12.7%	-2.0%	
\$75,000 - \$99,999	10.6%	-1.1%	
\$100,000 - \$149,999	9.0%	-3.5%	
\$150,000 - \$199,999	3.2%	-2.1%	
\$200,000+	3.1%	-2.0%	

Bars show deviation from Bibb County