

SALE

RETAIL / OFFICE BUILDING

2924 RIVERSIDE DRIVE, MACON, GA 31210

SHOWN BY APPOINTMENT ONLY



SALES PRICE:
\$580,000

LOCATION OVERVIEW

- Located in North Macon on Riverside Drive adjacent to Robins Financial Credit Union
- 22,700± VPD on Riverside Drive (2022 GDOT)
- High traffic location with great visibility
- 5 miles to Downtown Macon
- Neighbors consist of Robins Financial Credit Union, Quality Computers, Marco's Pizza, Tommy's Express Car Wash, Gottwals Books

PROPERTY HIGHLIGHTS

- 2,140± SF Commercial Building
- 48± SF Portable storage building
- 0.84± Acres
- Paved lot with 32 parking spaces and 2 handicap spaces
- Built in 1979
- All public utilities serve the site
- Zoned C4
- Property tax bill: \$4,379.77 (2023)

DEIDRA STEWART
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COLDWELL BANKER
COMMERCIAL
EBERHARDT & BARRY

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Created 2/27/24

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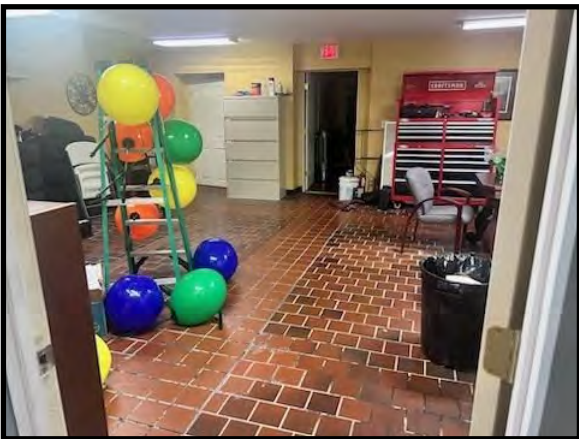
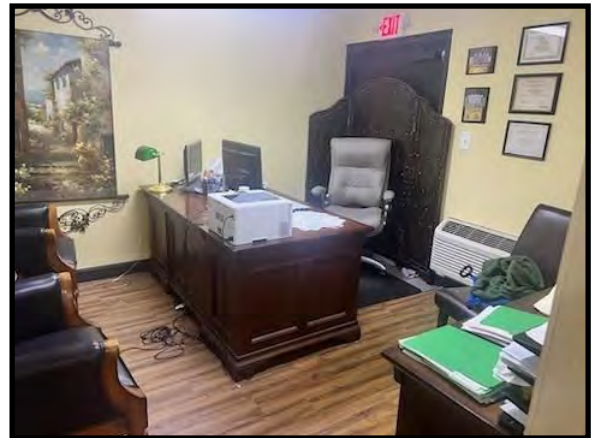
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BUILDING INFORMATION:	<ul style="list-style-type: none">• 2,140± SF Retail / Office Building<ul style="list-style-type: none">- Lobby- Large showroom- One private office- Storage / breakroom- Restroom• 48± SF Portable storage building
ACREAGE:	0.84± Acres
YEAR BUILT:	1979
CEILING HEIGHT:	9'±
FLOORING:	Concrete slab
ROOF:	Standing seam metal
HVAC:	Central heat and air conditioning
PARKING:	Asphalt paved parking for 32 vehicles; 2 handicap
UTILITIES:	All public utilities serve this building
ZONED:	C4
PROPERTY TAX:	\$4,379.77 (2023)
SALES PRICE: \$580,000	

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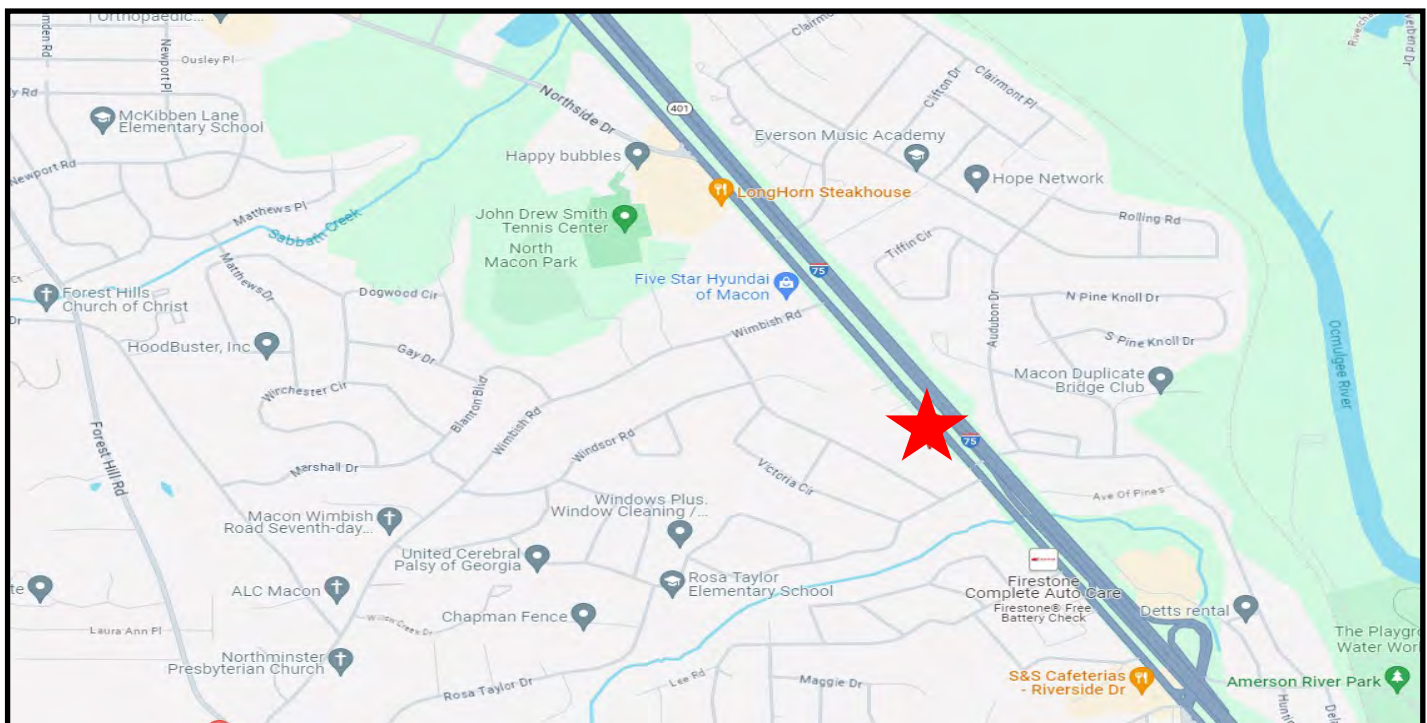
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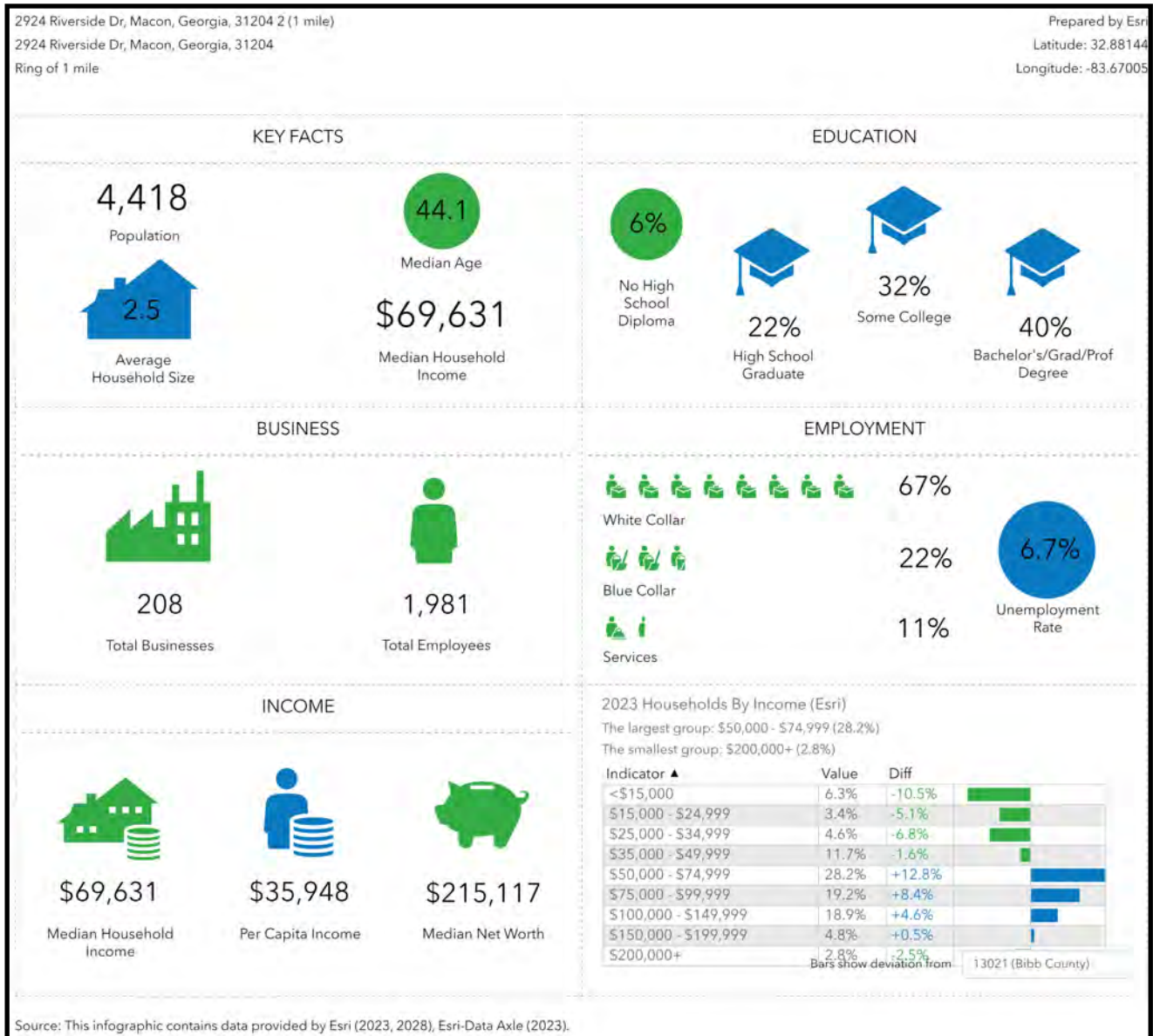
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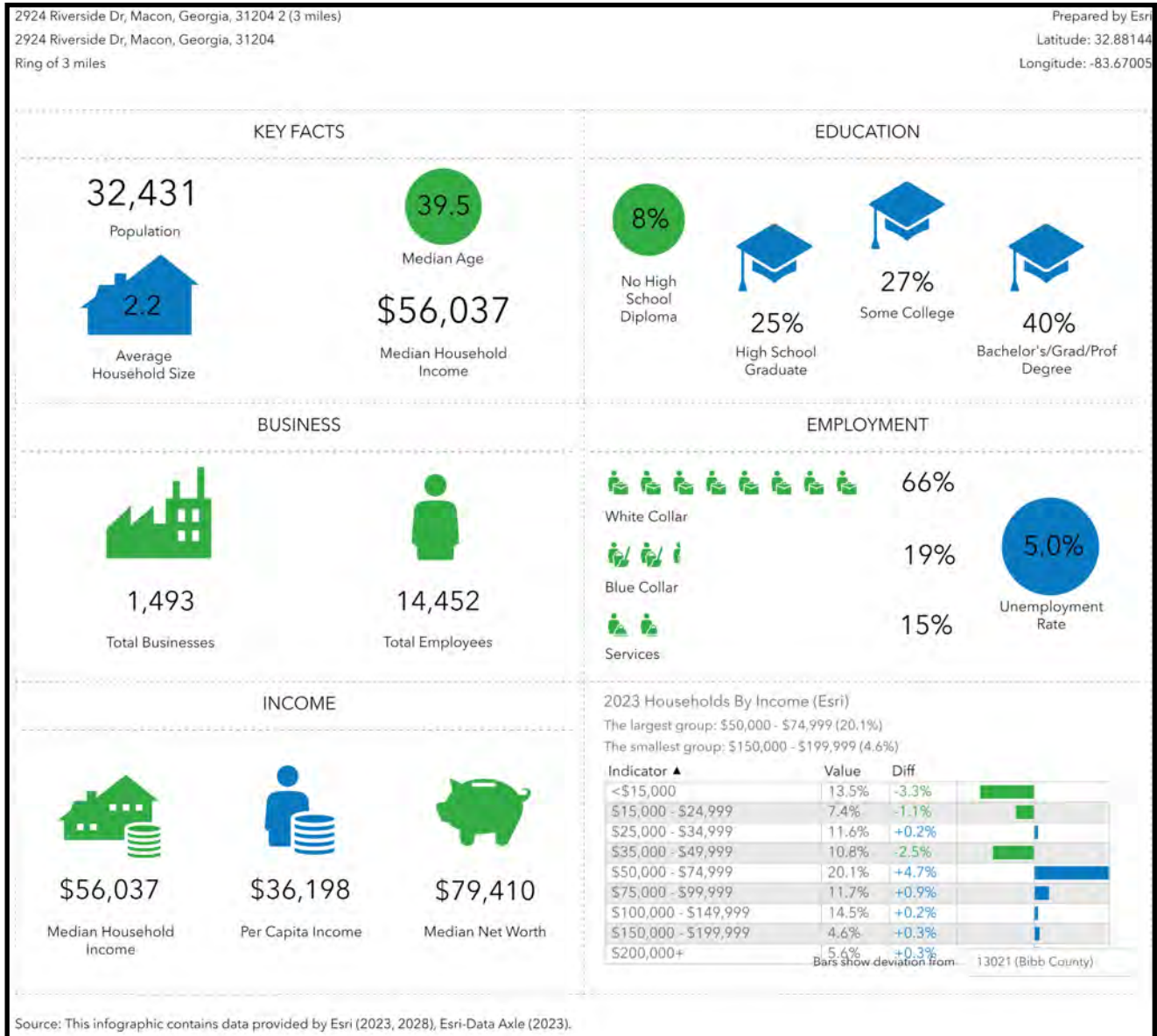
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DEMOGRAPHICS - ONE MILE



DEMOGRAPHICS - THREE MILE



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DEMOGRAPHICS - FIVE MILE

