

LEASE

FALL LINE PLAZA - RETAIL / OFFICE

1530 ROCKY CREEK ROAD
MACON, BIBB COUNTY, GEORGIA 31206



FALL LINE PLAZA SHOPPING CENTER BUILDING INFORMATION

Three Buildings - 49,960± SF
Multi-Tenant Retail / Office Center

AVAILABLE SUITES

SUITE #	SQ FT	MONTHLY RENT (WATER ADDITIONAL)
1544	2,135± SF	\$1,250.00
1550	2,690± SF	\$1,700.00
1552 (A-B)	2,300± SF	\$1,500.00
1552 (C)	2,300± SF	\$1,500.00
1556 (Salon)	1,477± SF	\$1,000.00

Paved Parking Lot - 175± Spaces

Signage Available

LOCATION OVERVIEW

- Convenient access to **Interstate 75**
- Excellent visibility with strong daily traffic counts, **16,500± VPD (2024 GDOT)**
- Surrounded by national and regional retailers
- Easy access to public transportation
- Zoned C-4

CURRENT TENANTS

Little Caesar's Pizza	Dollar Tree
Fish Port2	Laundry Depot
El Tamarindo Snacks	Metro by T-Mobile
All In One Contractors	Catherine's Venue
Divine Presence Worship Center	Sharon's Fashion

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Revised 8/14/26

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DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2026 POPULATION	5,351	35,664	73,937
DAYTIME POPULATION	5,028	38,539	94,633
AVG HOUSEHOLD INCOME	\$45,506	\$49,497	\$61,773