

SALE

COMMERCIAL DEVELOPMENT SITE
749 LAMAR ROAD, MACON, BIBB COUNTY, GA 31210



SALES PRICE:
\$98,000/ACRE, DIVISIBLE

LOCATION OVERVIEW

- Highly visible location from Interstate 475
- Great location for Costco, multi-family / residential development, hotel, mini/self-storage
- Easy access to eateries, shopping, banks, schools & churches
- 8 miles from Downtown Macon

PROPERTY OVERVIEW

- 64± Acre Development Site (Divisible)
- Subject site identified as Parcel I005 0433
- Zoned PDE
- Topography: Sloping
- All utilities serve the site
- 2024 Property Tax Bill: \$47,174.71

DEIDRA STEWART
478.508.2652 Cell
deidra@cbcgeorgia.com



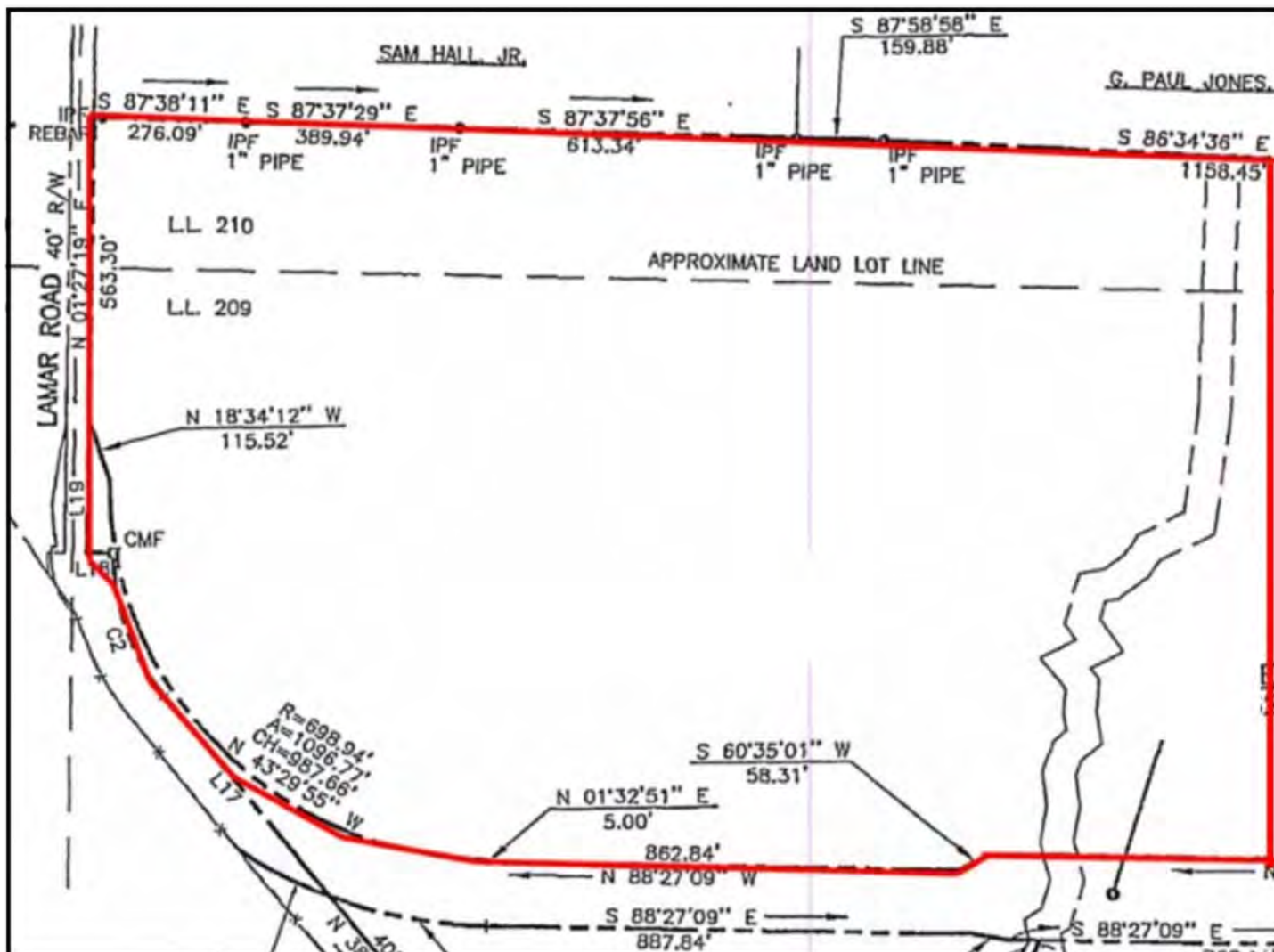
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Revised 7/30/25

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SURVEY



GIS MAP



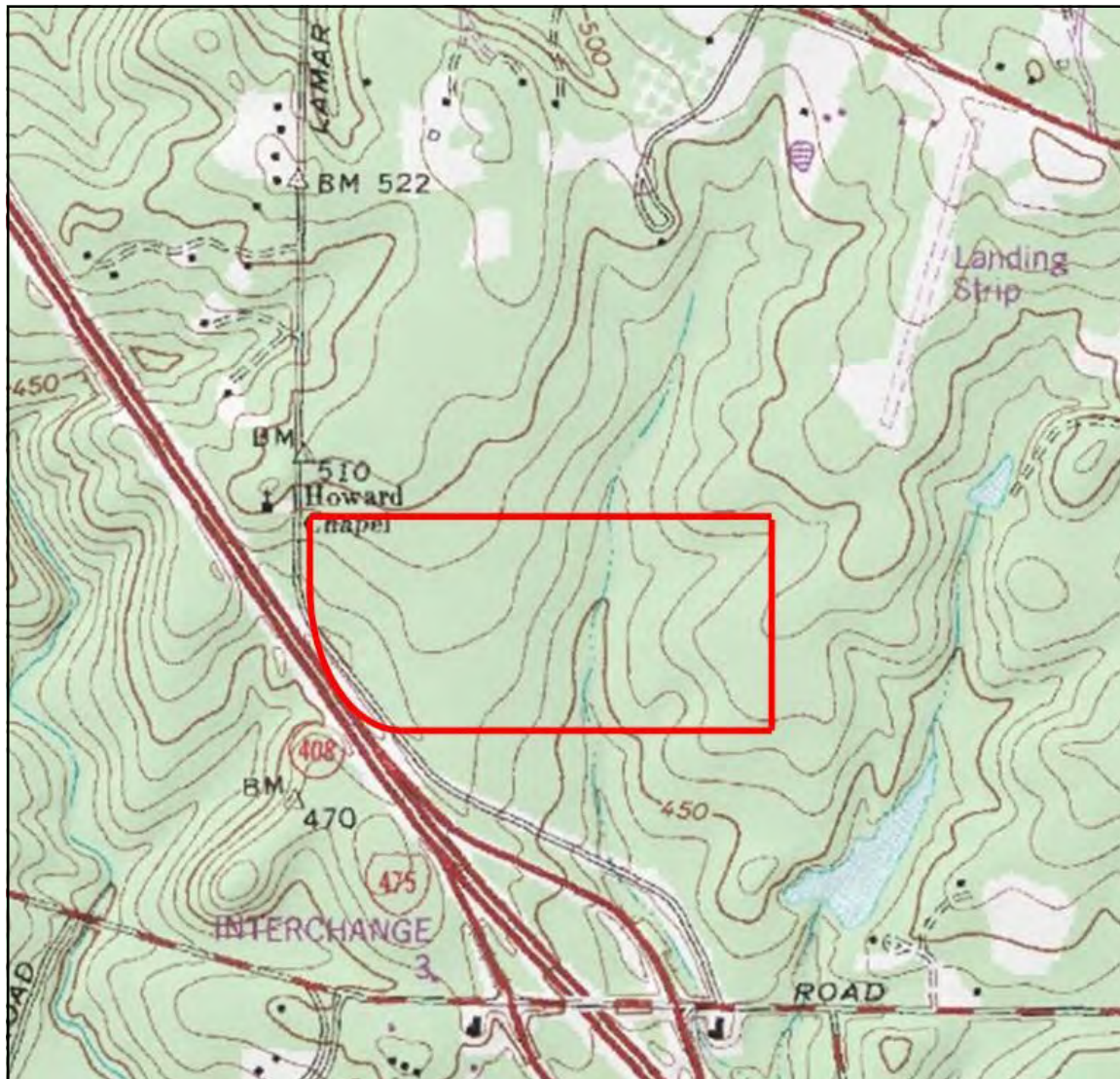
Legend

- MBC Parcels 2025
- SW Ditches
- Main Basin Outfalls
- SW Drain Pipes
- SW Structures
 - Catch Basin
 - Flume
 - Green Infrastructure/Low Impact Development
 - Headwall
 - Junction Box
 - Other
 - Stand Pipe (wet pond)
 - Trench Drain
 - Weir (dry pond)
 - Yard Inlet
 - <all other values>
- Gravity Mains
 - MWA; Our Agency
 - Private
 - <all other values>
- Manholes
 - Jones Manhole
 - MWA Manhole
 - Private Manhole
 - <all other values>
- Mains
 - MWA
 - Jones Co
 - Private
- Valves
 - Bypass Valve
 - Divide Valve
 - Fire Service Valve
 - Hydrant Valve
 - System Valve
 - Terminal Valve
- Hydrants
 - + MWA
 - + Private
- DOT_ROW

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TOPOGRAPHY MAP



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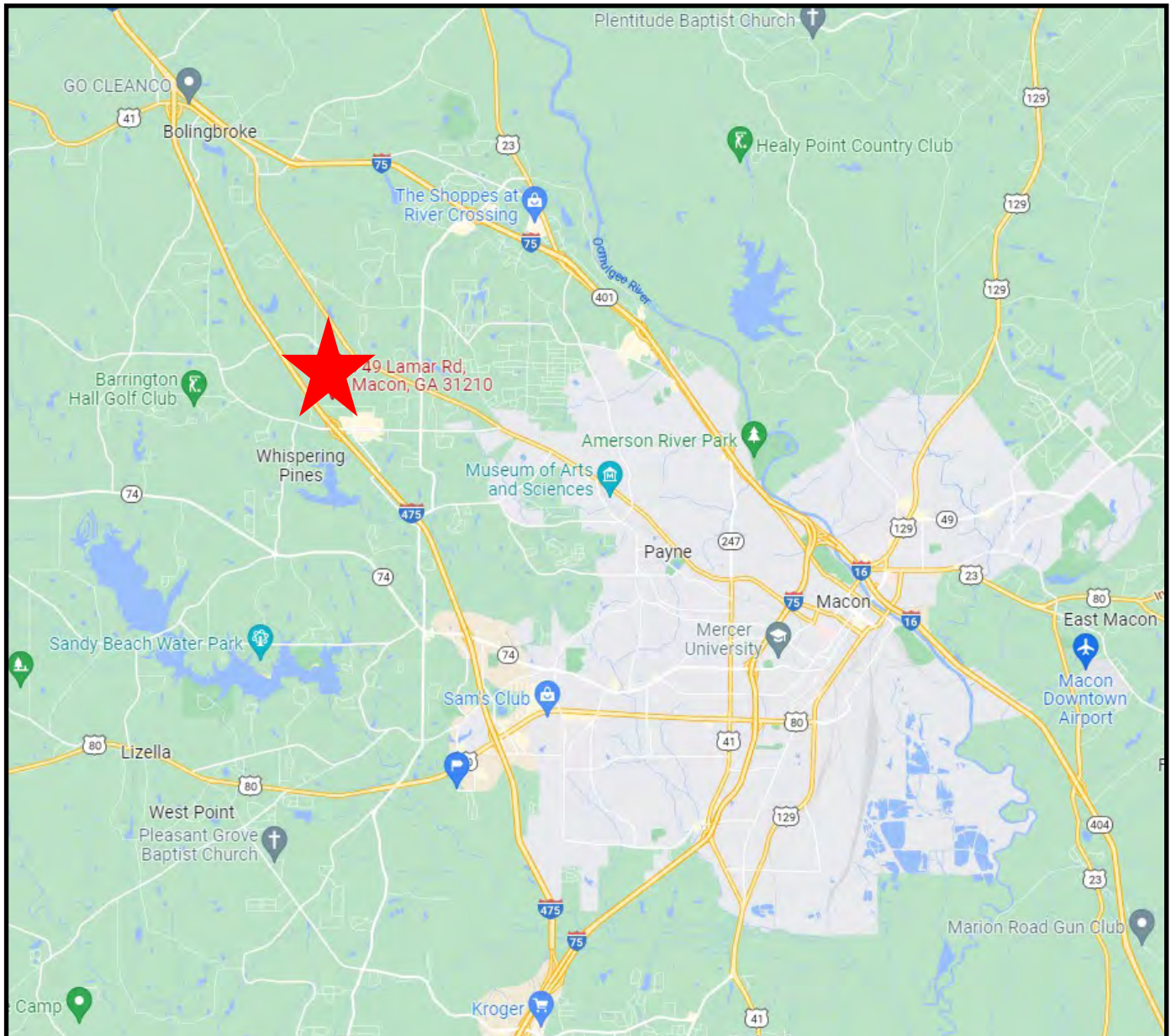
COLDWELL BANKER
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LOCATION MAP



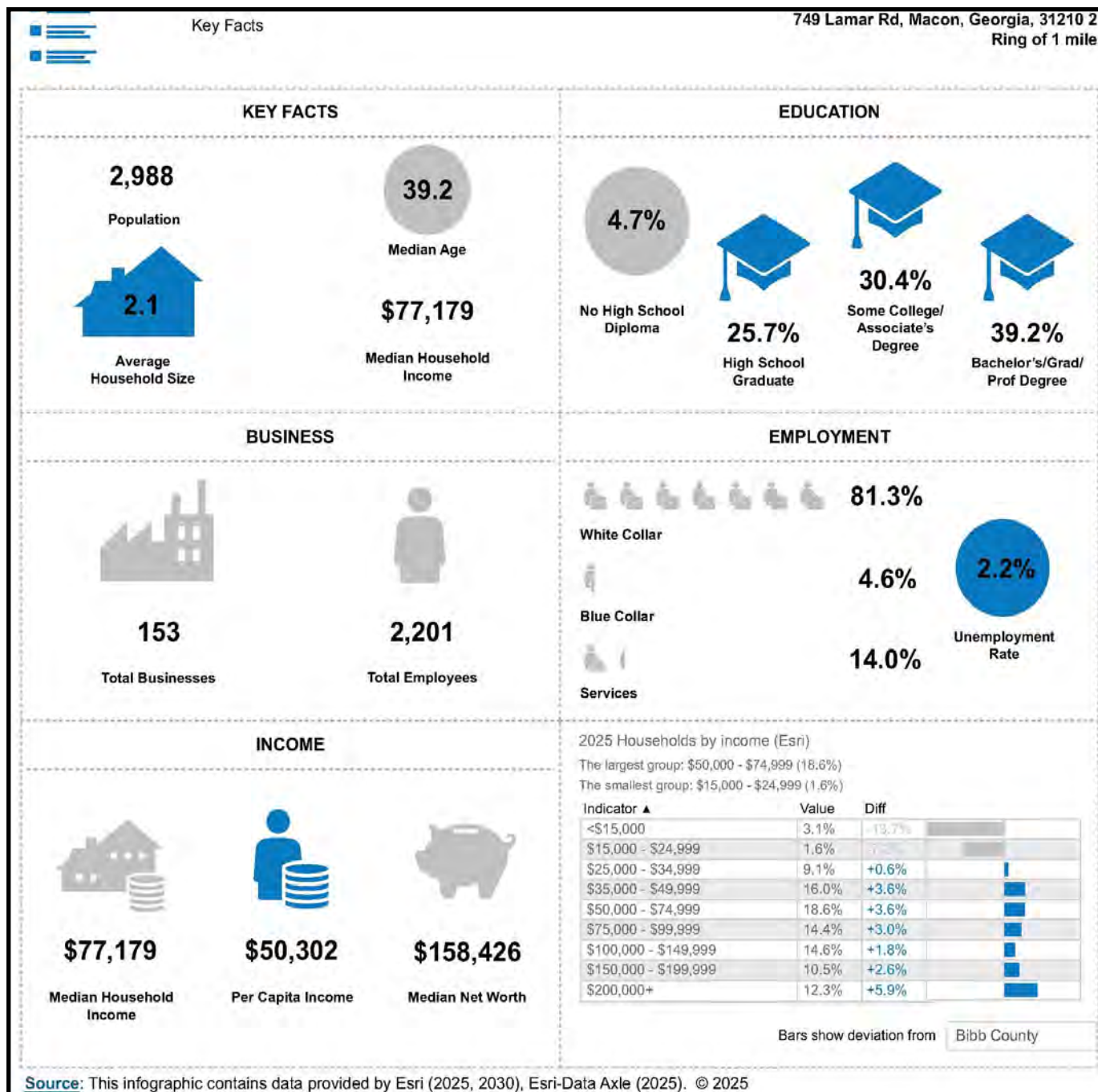
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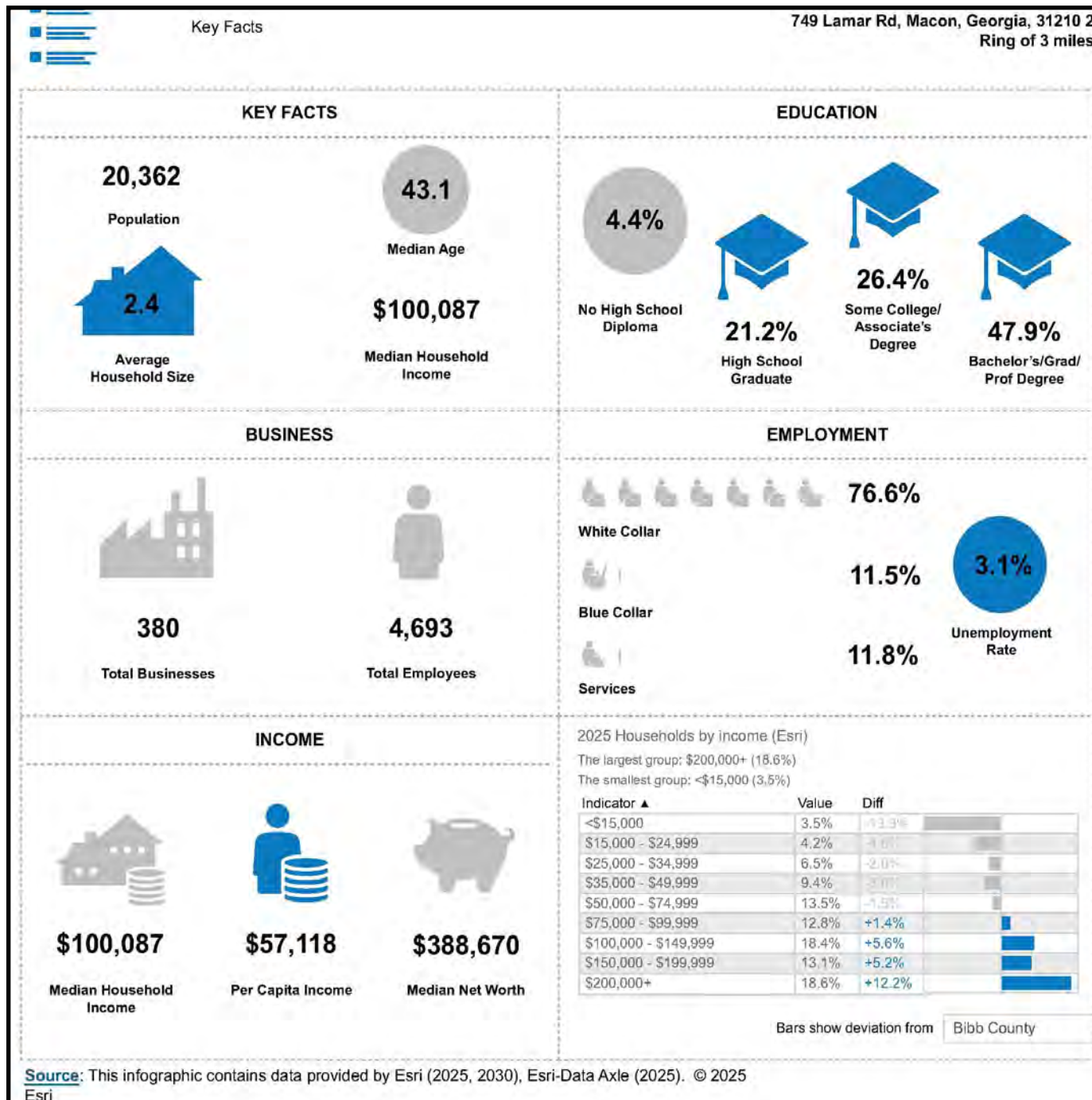
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DEMOGRAPHICS – ONE MILE



DEMOGRAPHICS – THREE MILE



DEMOGRAPHICS – FIVE MILE

