

SALE

FORMER RESTAURANT / RETAIL



**COLDWELL BANKER
COMMERCIAL**
EBERHARDT & BARRY

401 N JEFFERSON ST

DUBLIN, GA 31021

SALE PRICE: \$249,000



CLAY MOORE

SALES ASSOCIATE

cmoore@cbcgeorgia.com

Cell: (478) 508-8852

Office: (478) 746-8171

990 Riverside Drive

Macon GA 31201

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OFFERING SUMMARY

Available SF: 1,689± SF Total

Traffic Count: ~13,200 Vehicles per Day

Lot Size: .32 Acres

Year Built: 1977

Parking: Asphalt / Paved -
20 spaces

Zoning: C-3

Utilities: All public utilities service
the site.

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PROPERTY OVERVIEW:

- ±1689 Total SF
- Frontage on N. Jefferson St.
- 2 restrooms
- Ceilings - 9' (8' in washroom)
- Parking Spaces - paved for ~20 vehicles
 - Grease trap
 - No FF&E included
- Neighbors include: Family Dollar, Pitts Toyota, China Express, Domino's Pizza, Deano's Italian, Moe's on Madison, Theatre Dublin, Dollar General, Mulberry Kitchen, Bank of Dudley, Saltwater Fishery, Minute Grill, Rosie's Handmade Ice Cream, Morris Bank, Piggly Wiggly, Dairy Queen, BP, and more!

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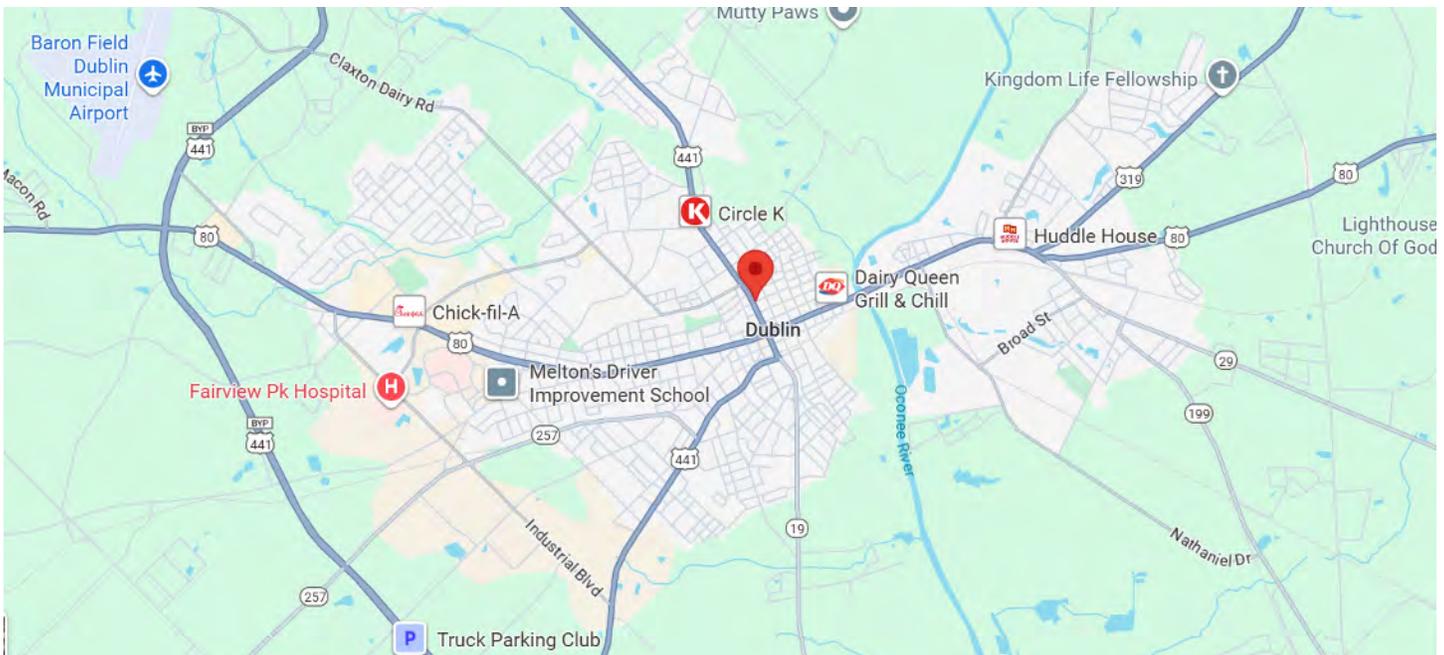
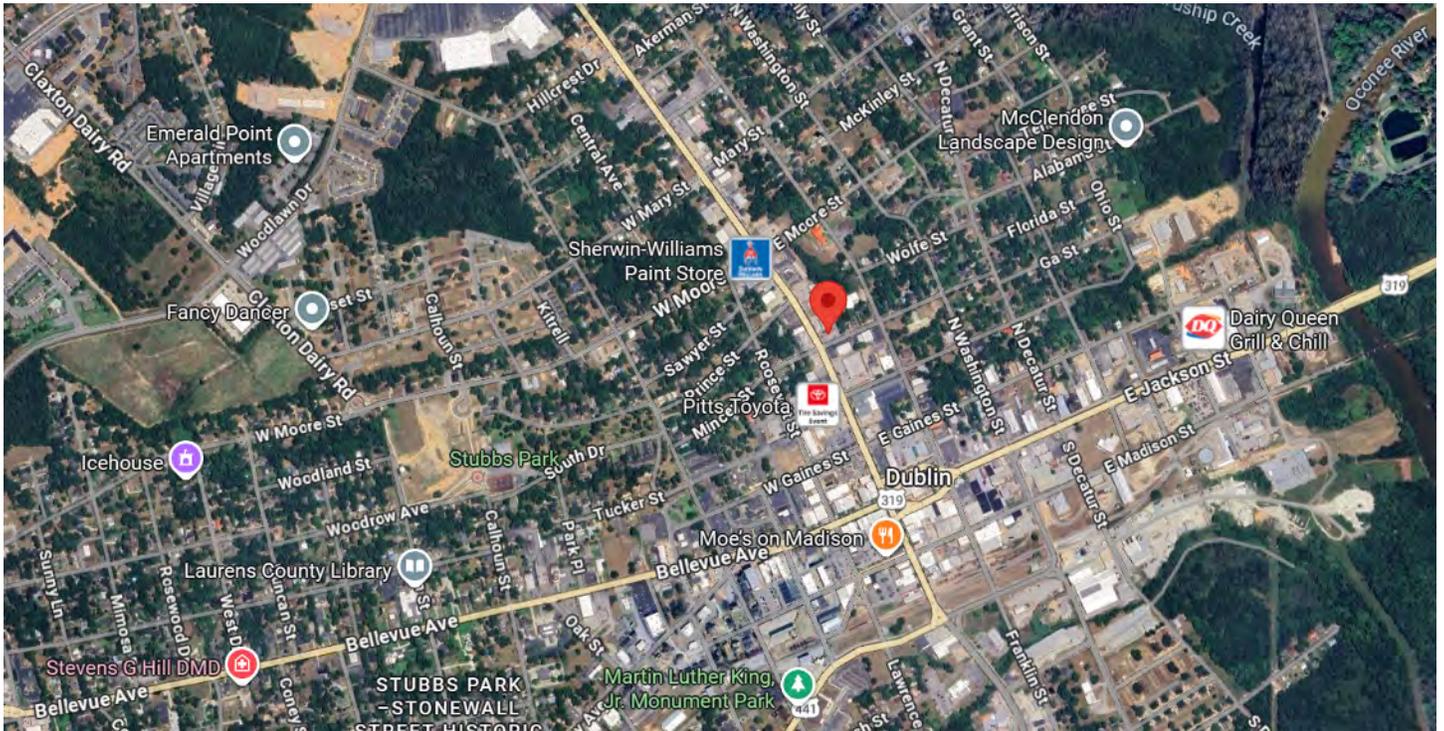


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5 MILE RADIUS

KEY FACTS

26,971

Population



Average Household Size



Median Age

\$51,502

Median Household Income

EDUCATION



No High School Diploma



39%

High School Graduate



27%

Some College



21%

Bachelor's/Grad/Prof Degree

BUSINESS



1,531

Total Businesses



17,318

Total Employees

EMPLOYMENT



55%

White Collar



27%

Blue Collar



18%

Services



Unemployment Rate

INCOME



\$51,502

Median Household Income



\$28,997

Per Capita Income



\$78,937

Median Net Worth

2025 Households By Income (Esri)

The largest group: \$50,000 - \$74,999 (17.0%)

The smallest group: \$150,000 - \$199,999 (4.2%)

Indicator ▲	Value	Diff	
<\$15,000	16.2%	+2.3%	
\$15,000 - \$24,999	10.8%	+0.3%	
\$25,000 - \$34,999	8.2%	+0.6%	
\$35,000 - \$49,999	13.8%	+0.2%	
\$50,000 - \$74,999	17.0%	0	
\$75,000 - \$99,999	10.1%	+0.5%	
\$100,000 - \$149,999	15.5%	-2.7%	
\$150,000 - \$199,999	4.2%	-1.2%	

Bars show deviation from

Launers County ▼

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