

RESTAURANT/OFFICE SPACE FOR LEASE

422 VENTURE COURT
MONTICELLO, GA 31064
JASPER COUNTY

±7,500 TOTAL SF
±1.01 AC

LEASE RATE
\$10/SF, NNN



ZACK EMERICK C: 478.972.7303

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4124 ARKWRIGHT ROAD, SUITE 1, MACON, GA 31210

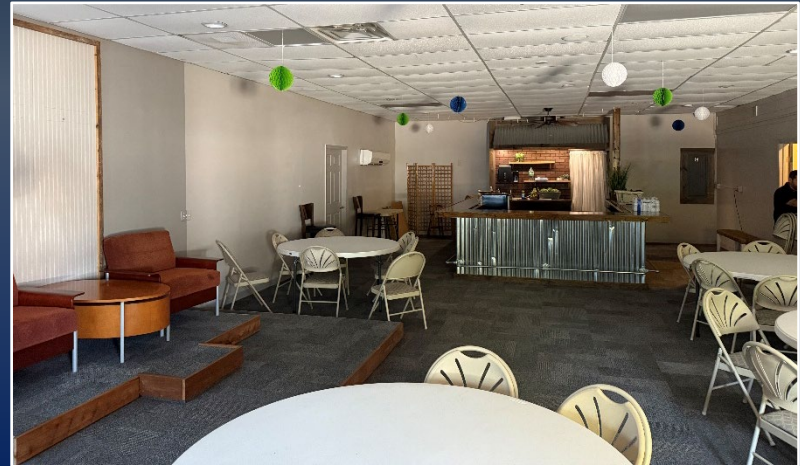
O: 478.750.7507

WWW.THESUMMITGROUPMACON.COM



PROPERTY INFORMATION

- $\pm 7,500$ SF Restaurant/Office space
 - Suite A: $\pm 2,000$ SF office space
 - Suite B: $\pm 2,000$ SF office space
 - Suite C: $\pm 3,500$ SF restaurant space
- Situated on ± 1.01 acres
- Year built: 2005
- Road frontage
 - $\pm 233'$ on Highway 16
 - $\pm 201'$ on Venture Court
- Located approximately 1.5 miles from Monticello's historic Downtown square which creates excellent visibility and convenience



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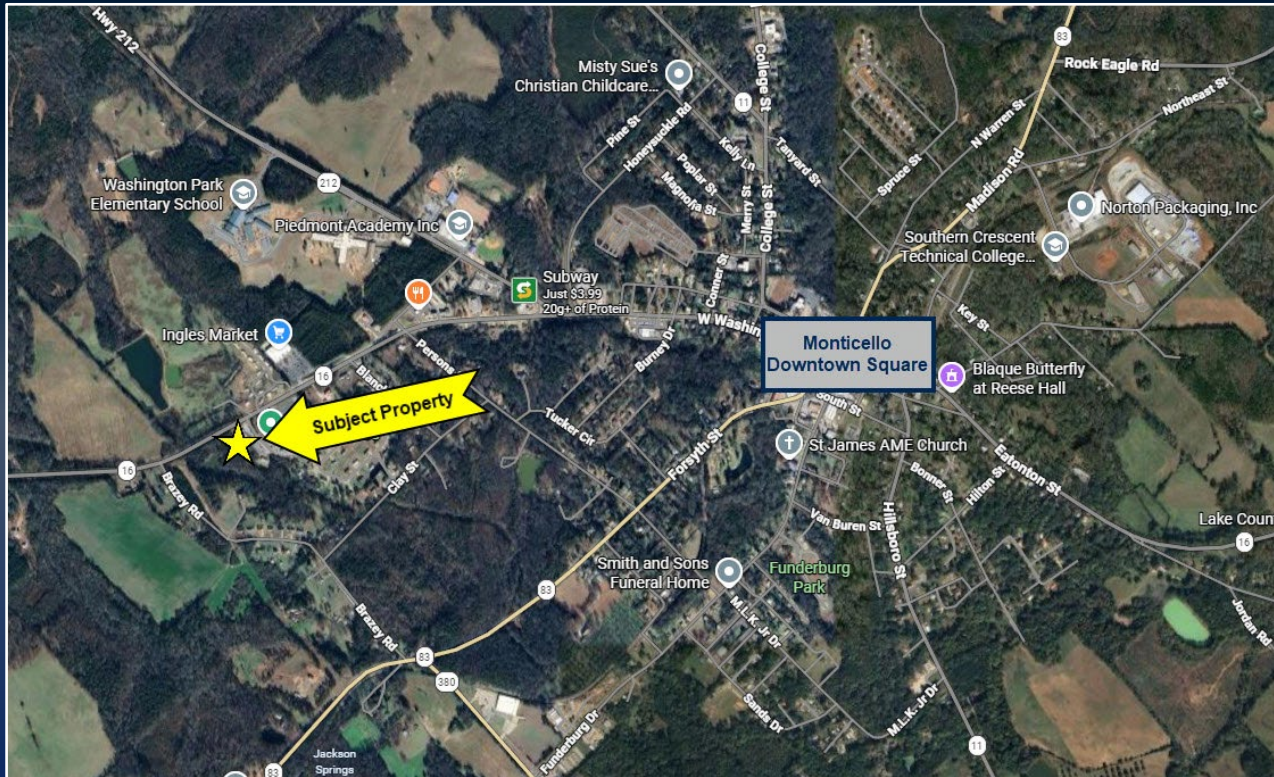
ADDITIONAL PHOTOS



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