

SCAN THE
QR TO VIEW
OUR LISTING
ONLINE



BUILD TO SUIT

502 Furys Ferry Road | Martinez, GA 30907

ROBERT MCCRARY
robert@jordantrotter.com
706 • 736 • 1031



JORDAN TROTTER
COMMERCIAL REAL ESTATE

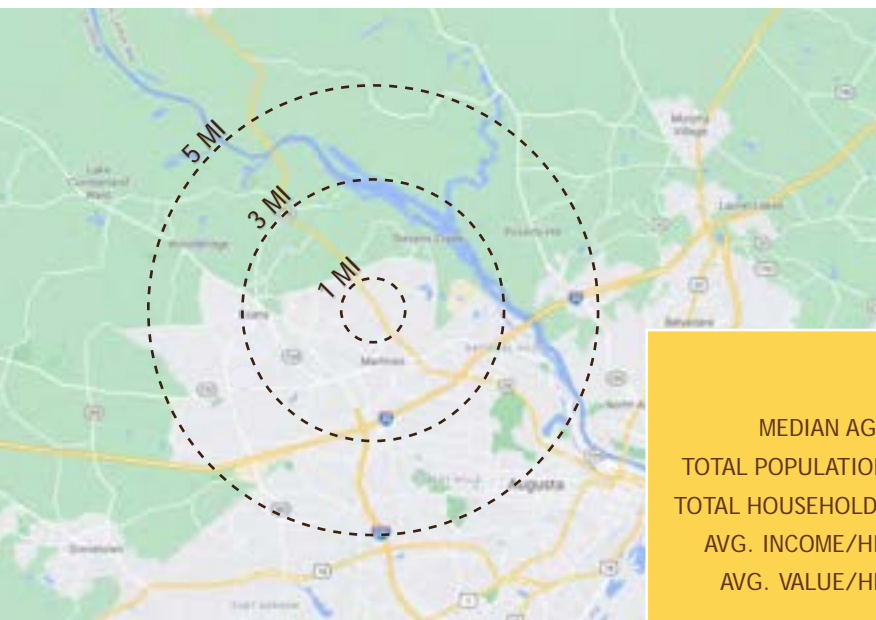
The Petersburg Shoppes are highly visible from Furys Ferry Road. The center sits across from the West Lake neighborhood and Country Club.

Within close proximity to several newly developed office parks and apartment/condo living developments.

This shopping center is located in a highly visible area of Columbia County surrounded by many retail locations. The two 4,800 SF outparcels can be combined into one space. Current tenants include Dunkin Donuts, Cucina Italian Restaurant, Taj of India and Split Ends Hair Salon, Linda Nail, Silver Palm Catering, Great Wall Restaurant, Lace & Veil Boutique, and Kumon Tutoring Center. Coming Soon - Furys Ferry Hardware and Dink'd Pickleball.

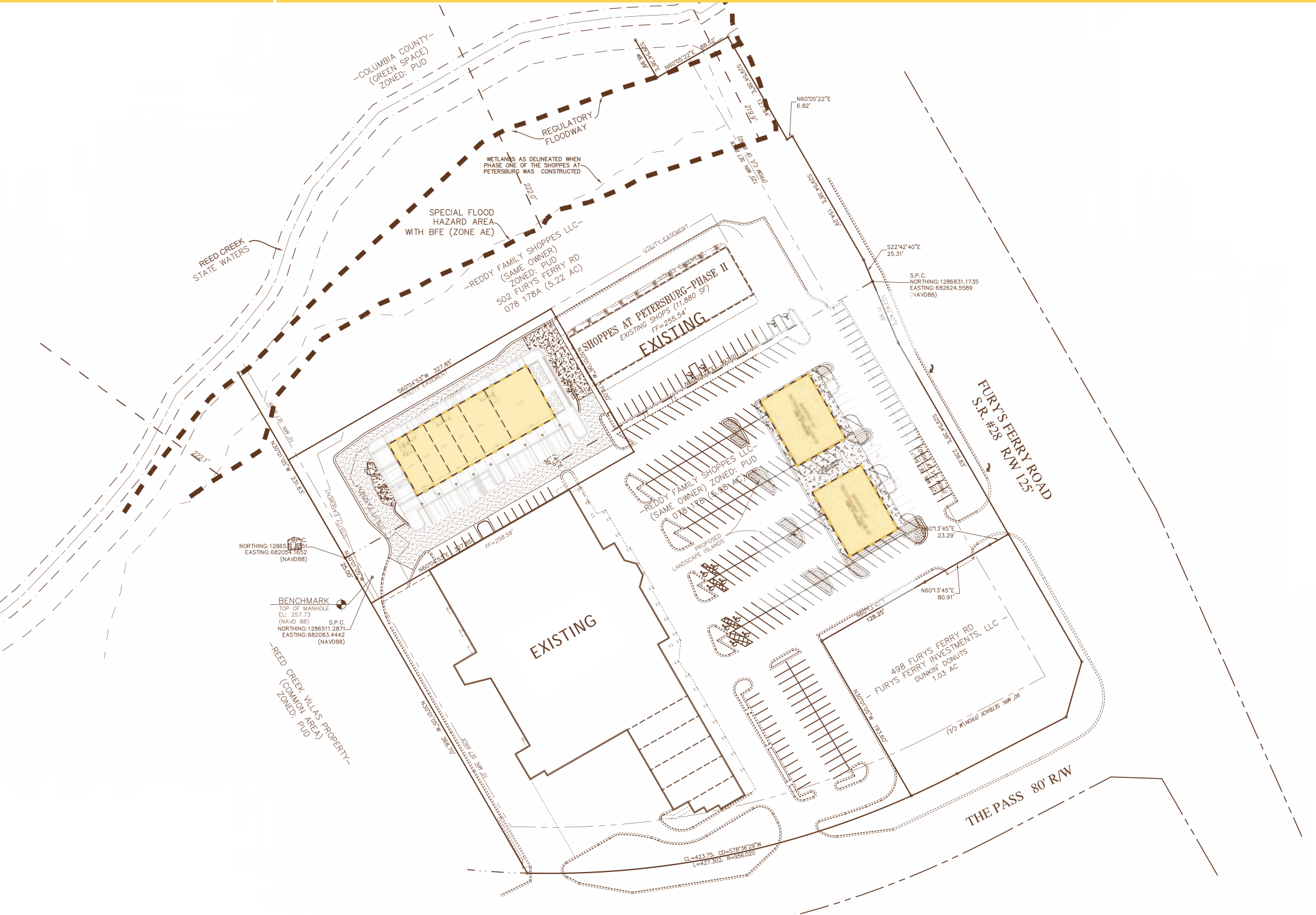


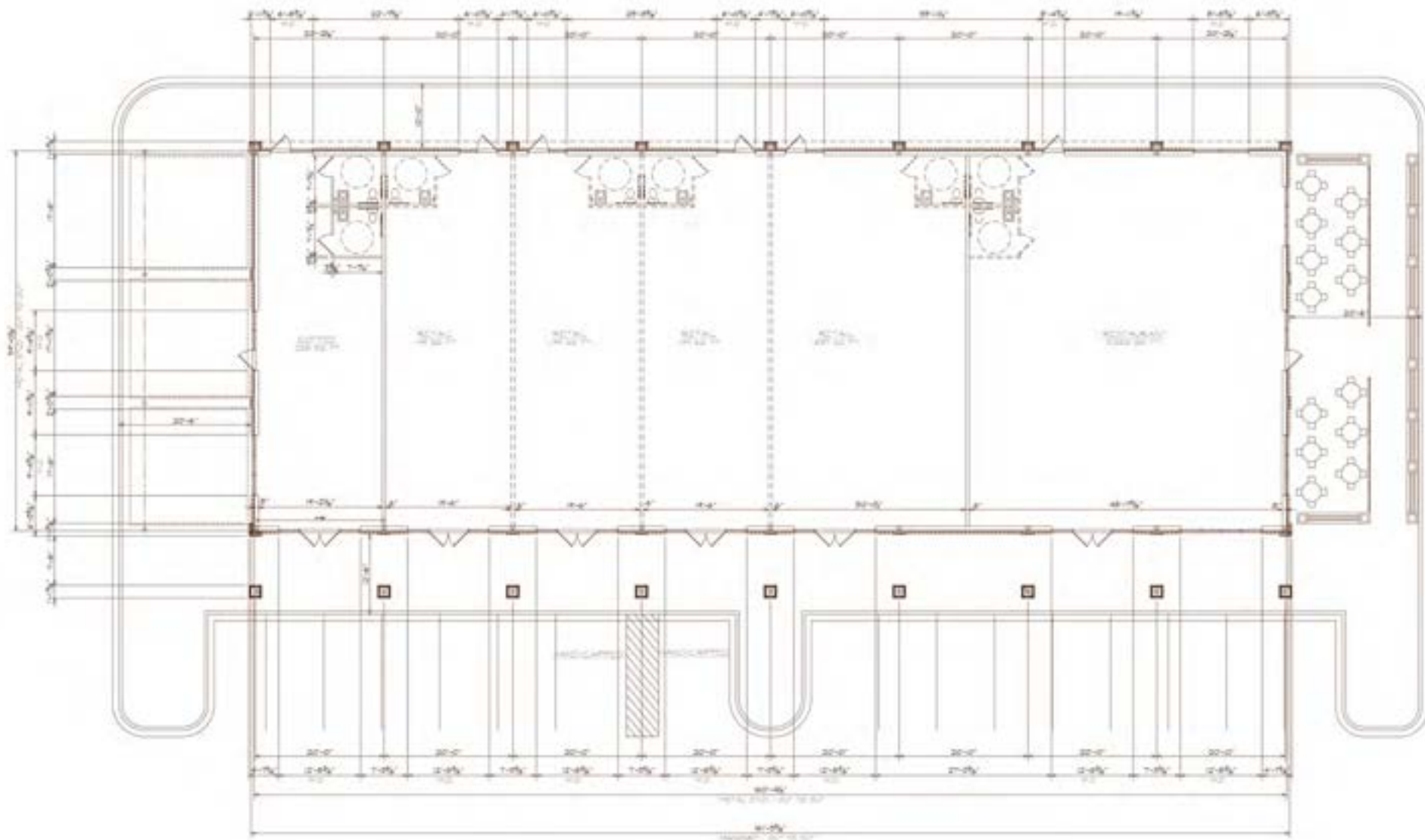
- Great demographics
- Highly visible
- Furys Ferry Road VPD- 20,500



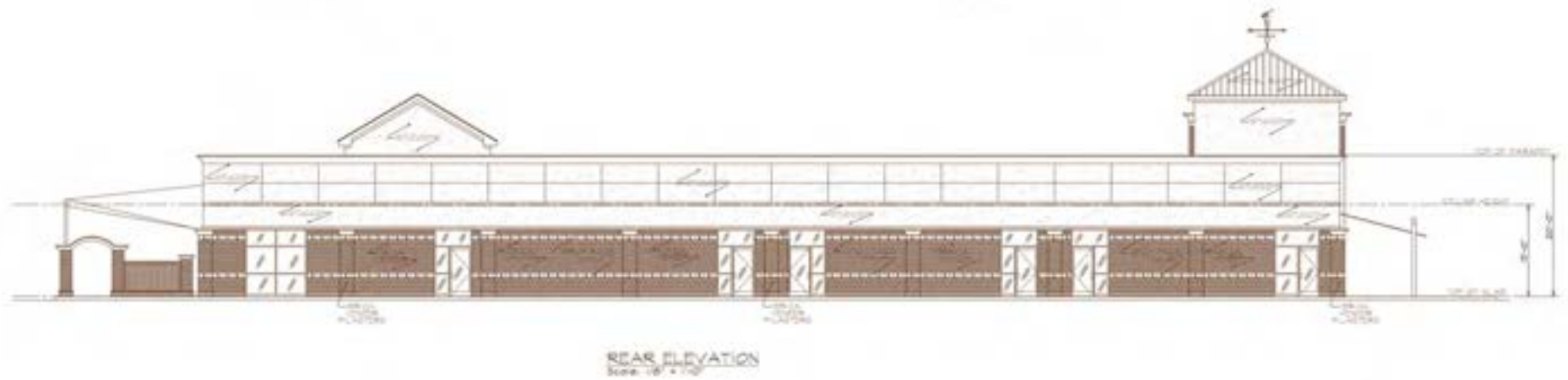
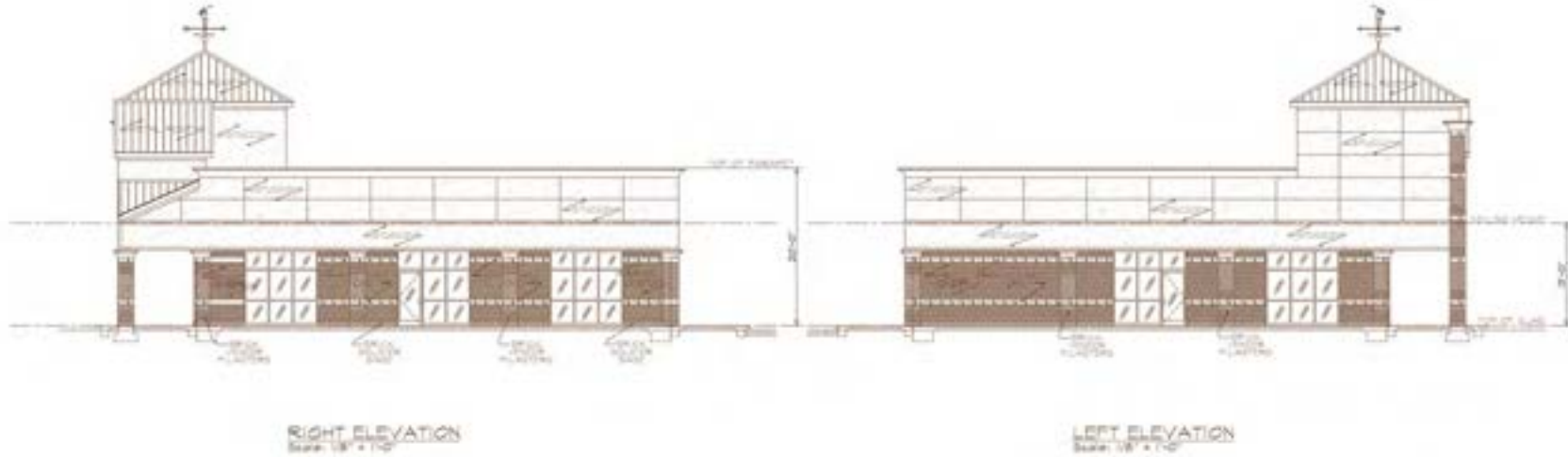
	1 MI	3 MI	5 MI
MEDIAN AGE	36.1	38.1	37.8
TOTAL POPULATION	5,355	45,612	104,005
TOTAL HOUSEHOLDS	1,905	16,930	40,901
AVG. INCOME/HH	\$88,577	\$88,096	\$79,111
AVG. VALUE/HH	\$371,579	\$283,790	\$242,302

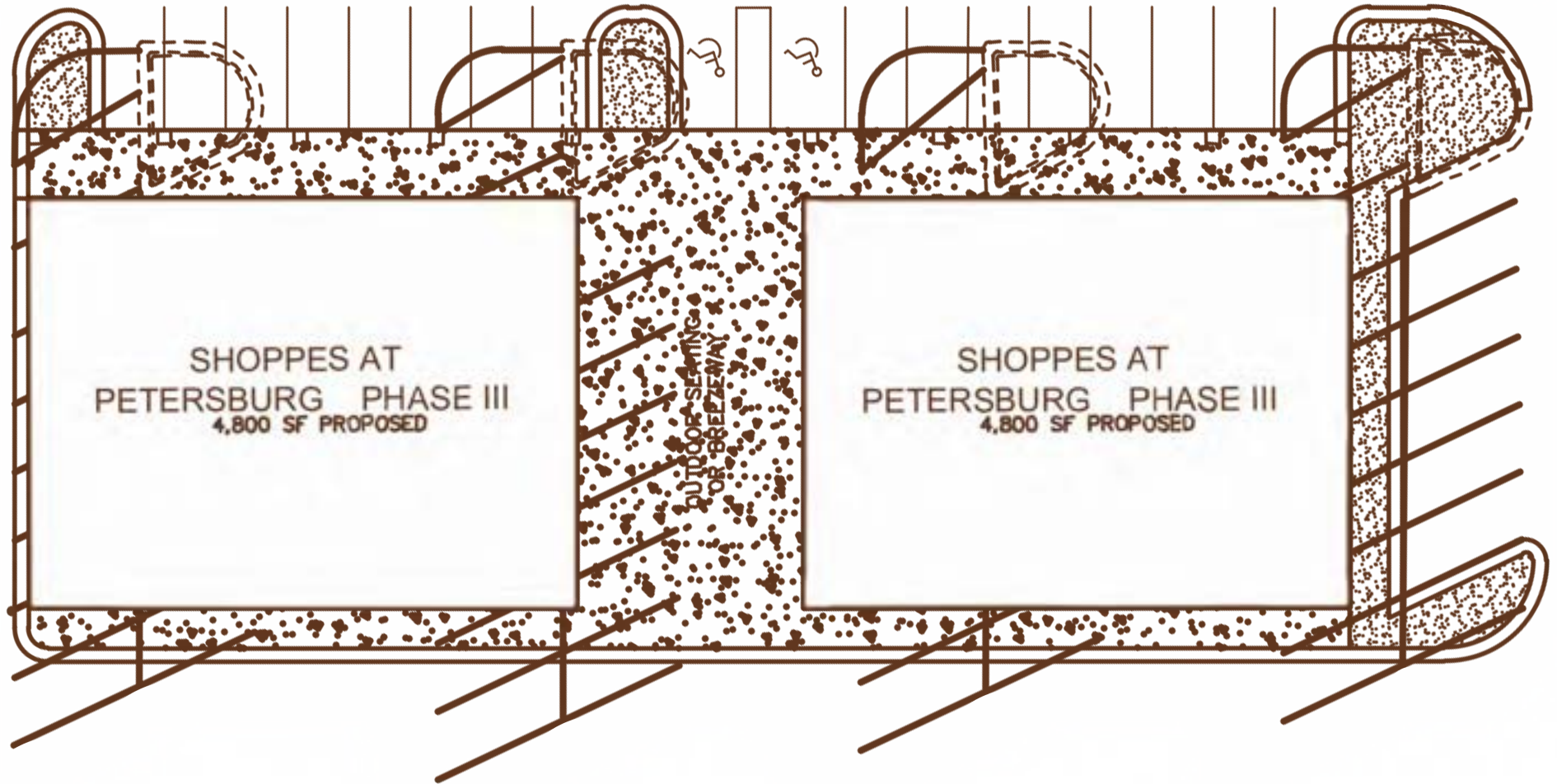






FLOOR PLAN
Scale: 1/8" = 1'-0"







WEST LAKE
COUNTRY CLUB | AUGUSTA

Logos for University Primary Care, Walmart, Kroger, and other local services.

Logos for Myers Health and other medical services.

SITE

Logos for Taj of India, Kumon, Dink, Split Ends, Great Wall, Dunkin', Cucina, and other dining and educational services.

Logos for Dave's Hot Dogs, Swank, Sparite Express, Papa John's, Publix, McDonald's, Jiffy Lube, and other dining and automotive services.

FURYS FERRY ROAD

RIVERWATCH PARKWAY

WASHINGTON ROAD



RIVER REGION STATISTICS



River Region Population:
767,478



Annual Growth Rate:
0.89%



Average Commute:
23.5 mins



Trade Area Population:
767,478



Medium Income:
\$55,049



Unemployment Rate:
3.6%

Augusta includes 3 higher educational institutes and a major military installation:

Augusta University | Augusta Technical College | U.S. Army Cyber Center of Excellence | Fort Eisenhower

Job Growth: Augusta-Richmond County has seen the job market increase by 3.5% over the last year. Future job growth over the next ten years is predicted to be 38.5%, which is higher than the US average of 33.5%.

Cyber & Innovation: Georgia Cyber & Innovation Training Center

Major Industry: Fort Eisenhower, SRNS, Augusta University, Piedmont Augusta, Wellstar Health System, Doctor's Hospital, VA Medical Centers, Bridgestone, E-Z-Go Textron, Club Car, Starbucks, Amazon, NSA Augusta, ADP, FPL Food

