

FOR LEASE

# DAVIS ROAD RETAIL CENTER

123 Davis Road, Martinez, GA 30907

**SHERMAN &  
HEMSTREET**  
Real Estate Company



**JOE EDGE, SIOR, CCIM**  
President & Broker  
[jedge@shermanandhemstreet.com](mailto:jedge@shermanandhemstreet.com)  
706.288.1077

# Property Summary



## PROPERTY DESCRIPTION

This retail center has a single 1,100 SF end cap available. The space is a perfect spot for a general office or retail space as well. This location provides a great location with someone looking for a central location near the Richmond/Columbia County border. It easily connects to Washington Road nearby as well as Interstate 20.

## LOCATION DESCRIPTION

Located at the intersection of Oak Drive and Davis Road, this retail strip center is right on the Columbia County/Richmond County line in a very visible location with ample parking available on site. The area consists primarily of retail shops, banking locations, and professional offices nearby.

## OFFERING SUMMARY

Lease Rate:	\$19.75 SF/yr (NNN)
Number of Units:	1
Available SF:	1,100 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,180	30,520	59,969
Total Population	7,260	69,059	140,336
Average HH Income	\$81,258	\$106,901	\$105,463

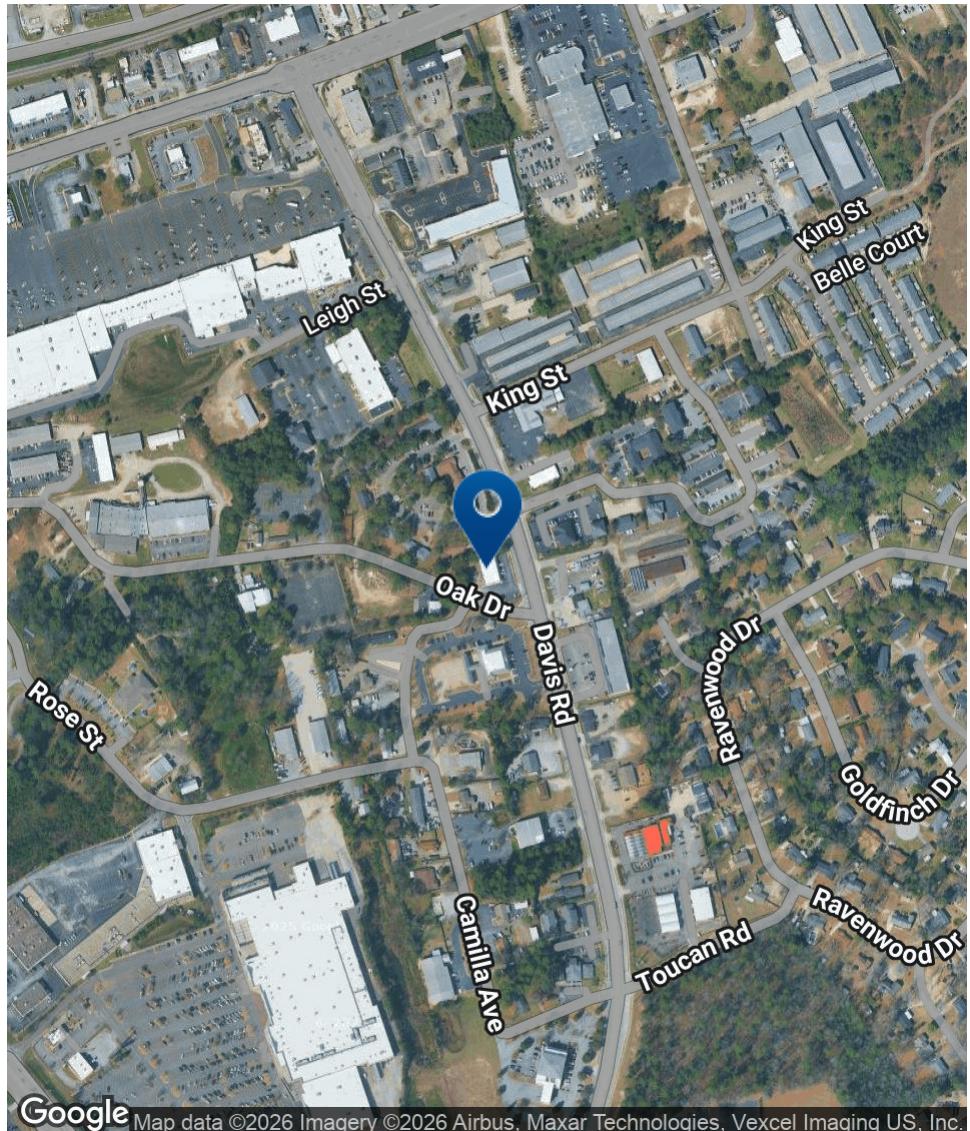
# Additional Photos



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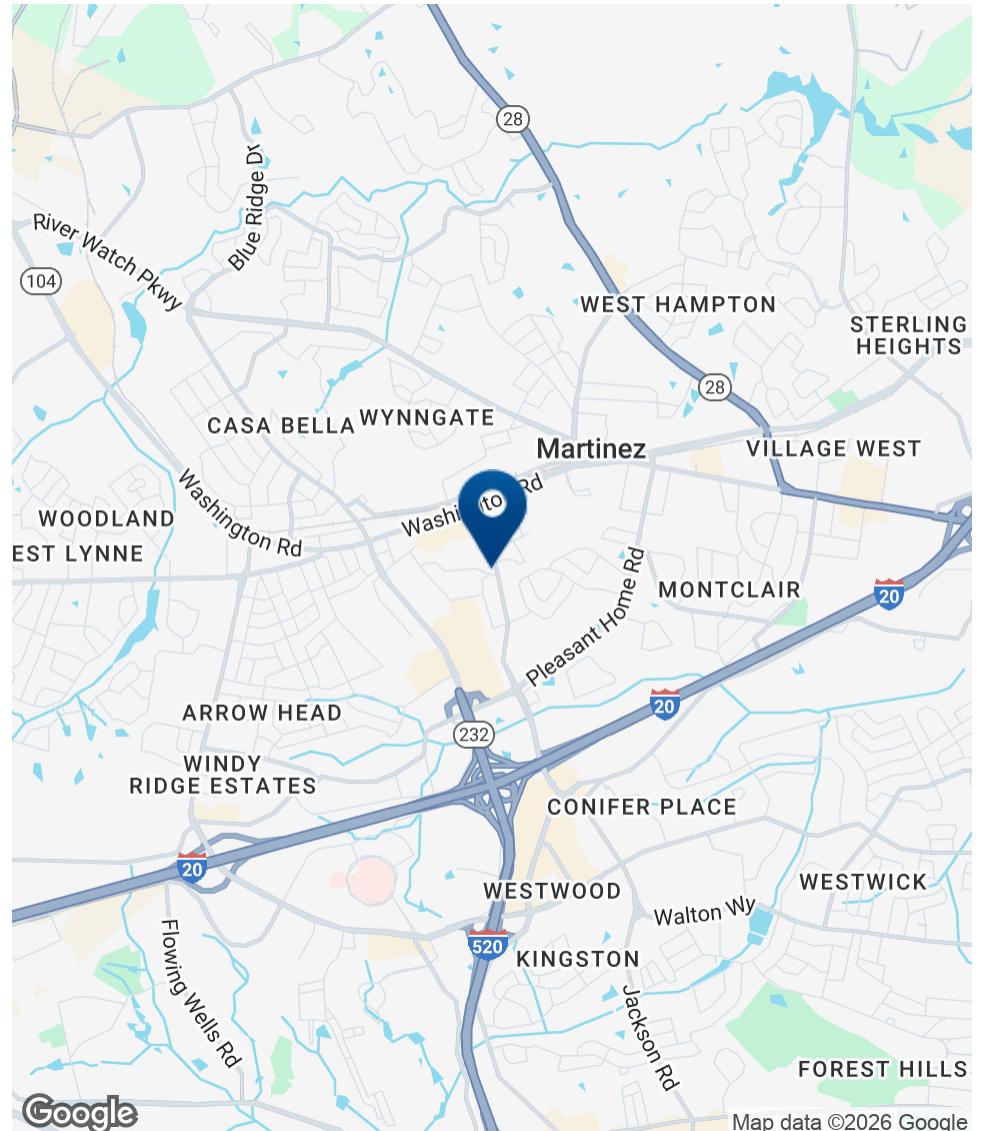
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# Location Map



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# Retailer Map



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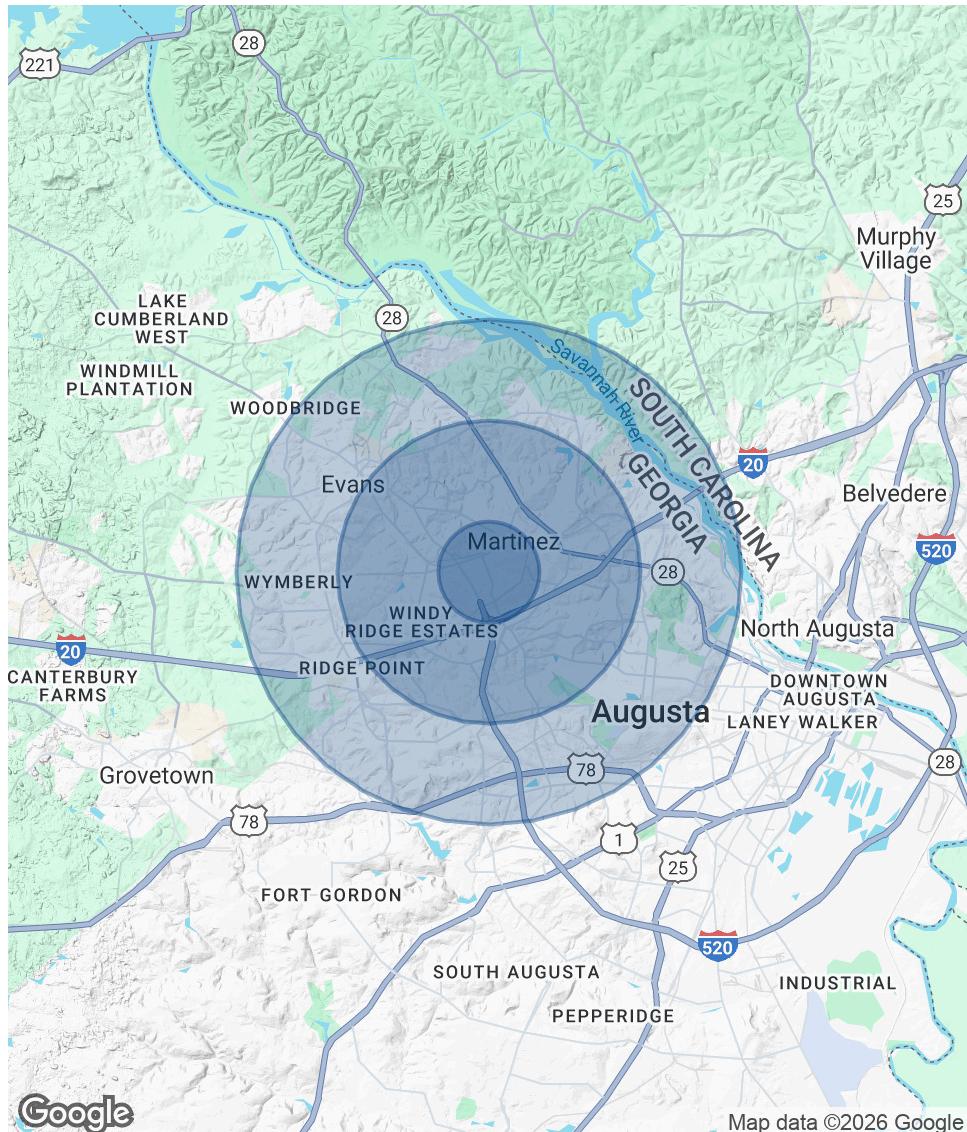
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# Demographics Map & Report

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,260	69,059	140,336
Average Age	42	41	41
Average Age (Male)	40	39	39
Average Age (Female)	44	42	42

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,180	30,520	59,969
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$81,258	\$106,901	\$105,463
Average House Value	\$205,802	\$280,649	\$286,751

\* Demographic data derived from 2020 ACS - US Census



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# Advisor Bio



## JOE EDGE, SIOR, CCIM

President & Broker

jedge@shermanandhemstreet.com

**Direct:** 706.288.1077 | **Cell:** 706.627.2789

## PROFESSIONAL BACKGROUND

Joe Edge is a seasoned commercial real estate broker with more than twenty years of experience in the commercial real estate industry. Following four years of service in the United States Marine Corps, he began his career in real estate and, in 2006, acquired Sherman & Hemstreet Real Estate, a firm that now has more than a century of history. Under his leadership, Sherman & Hemstreet has grown into one of the largest commercial real estate firms in the area, providing comprehensive real estate services across the Southeastern United States.

Licensed in both Georgia and South Carolina, Joe personally oversees transactions throughout both states. He holds the Certified Commercial Investment Member (CCIM) and Society of Industrial and Office Realtors (SIOR) designations—two of the most prestigious credentials in the industry. The CCIM designation represents the highest level of expertise for investment sales brokers, while the SIOR designation recognizes top-tier office and industrial brokers who meet rigorous production and performance standards. In addition, Joe is a candidate for the Certified Property Manager (CPM) designation, reflecting his commitment to excellence in property management.

Through his leadership, Sherman & Hemstreet continues to set the standard for commercial real estate services in the region, building on its historic legacy with innovative strategies and a client-focused approach.

## MEMBERSHIPS

Certified Commercial Investment Member (CCIM)

### Sherman & Hemstreet Real Estate Company

4316 Washington Road  
Evans, GA 30809  
706.722.8334



### JOE EDGE, SIOR, CCIM

President & Broker

jedge@shermanandhemstreet.com

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