



# 148 Challenger Court

Columbus, Georgia 31904

## Property Highlights

- +/- 7,500 SF standalone flex space
- Four drive-in bays and one drive through
- Prime location in North Columbus
- +/- 0.85 acre fenced lot

## Property Overview

This +/- 7,500 SF standalone flex space features a spacious warehouse divided into two sections - one with over-sized drive-in doors and the other with four large bays. Previously used as an automotive body and paint shop, this recently renovated space includes a large office area and LED lights throughout the warehouse. The +/- 0.85 acre lot in North Columbus has a large, fenced lot for vehicle storage or parking. This space is available for \$6,000 per month with a modified gross lease for a minimum of three years.

## Offering Summary

<b>Lease Rate:</b>	\$6,000.00 per month (MG)
<b>Building Size:</b>	+/- 7,500 SF
<b>Drive-In Doors</b>	6
<b>Lot Size:</b>	+/- 0.85 Acres

## Demographics 1 Mile 3 Miles 5 Miles

<b>Total Households</b>	2,373	23,952	57,637
<b>Total Population</b>	6,680	57,807	137,398
<b>Average HH Income</b>	\$60,495	\$82,752	\$81,835

## For More Information

**Rem Brady**

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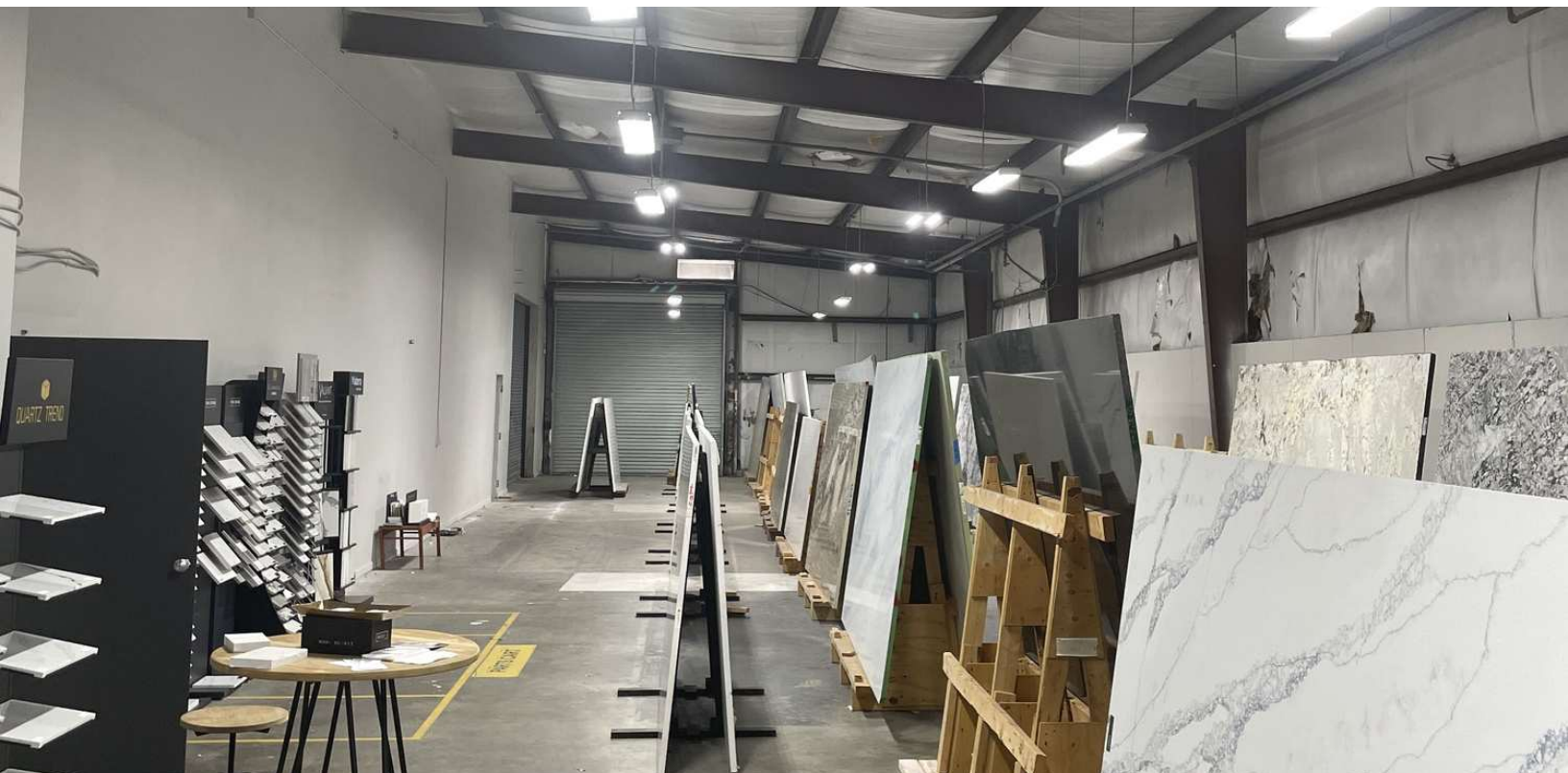




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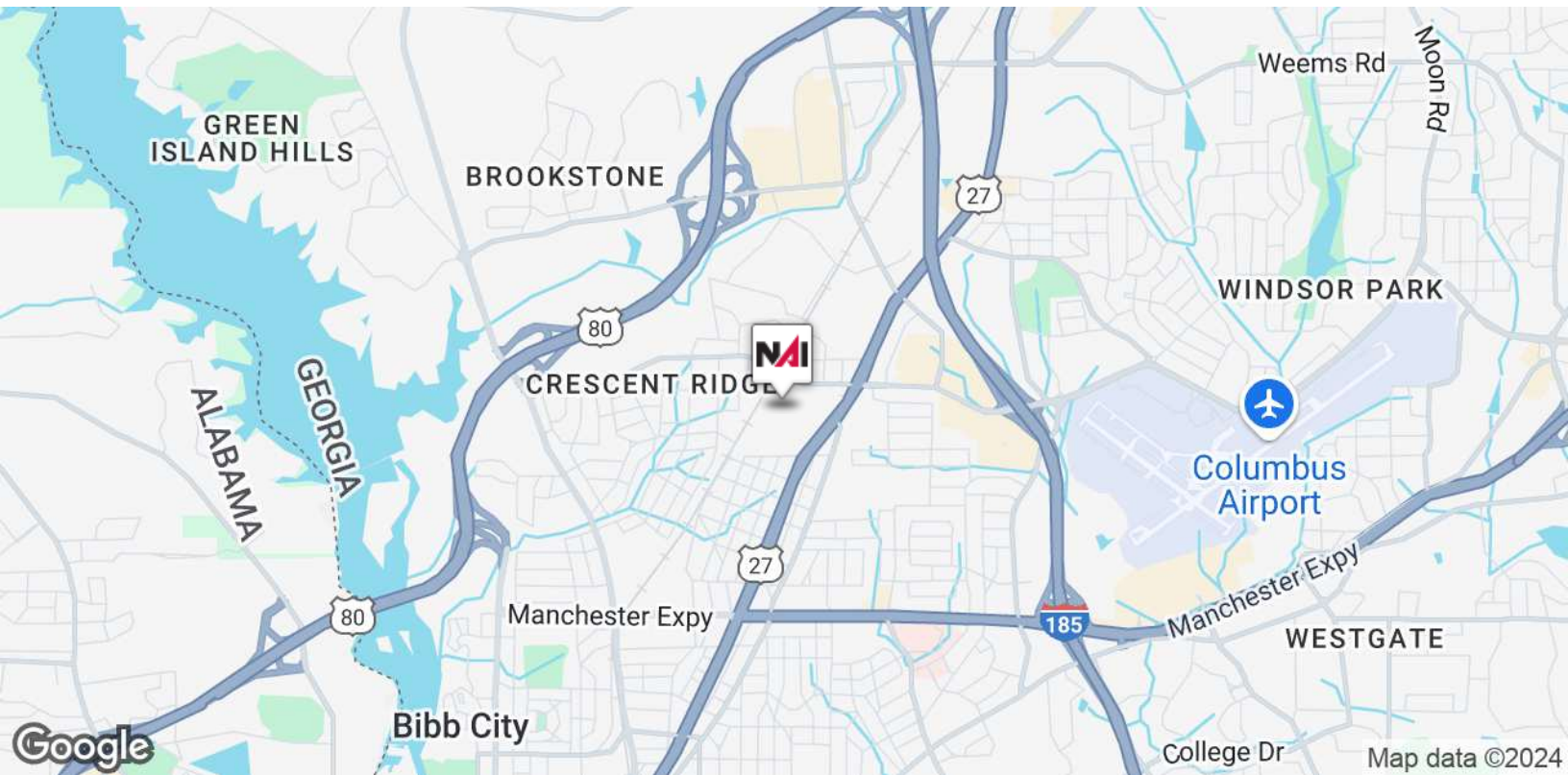
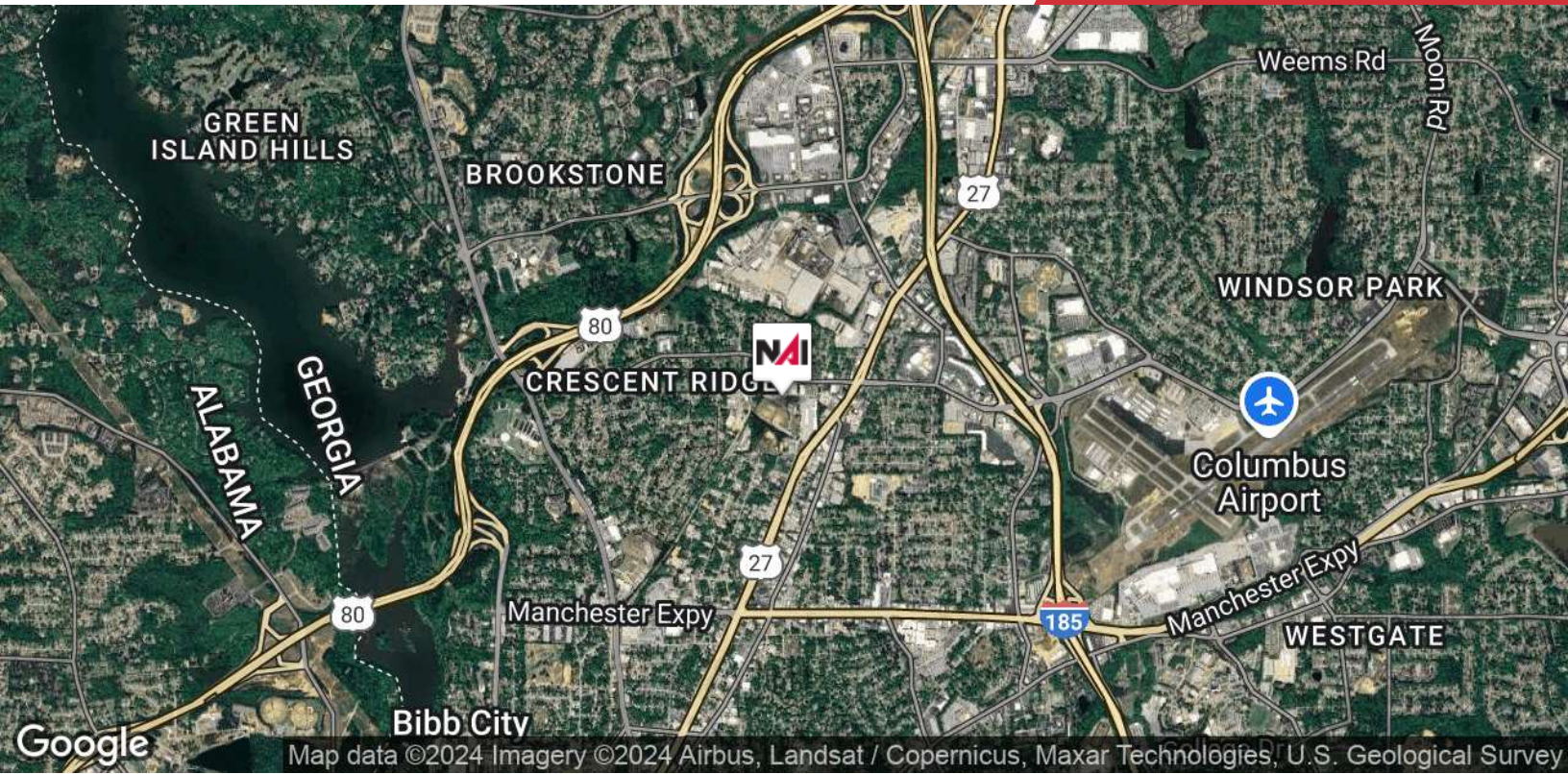
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Map data ©2024 Imagery ©2024 Airbus, Maxar Technologies, U.S. Geological Survey

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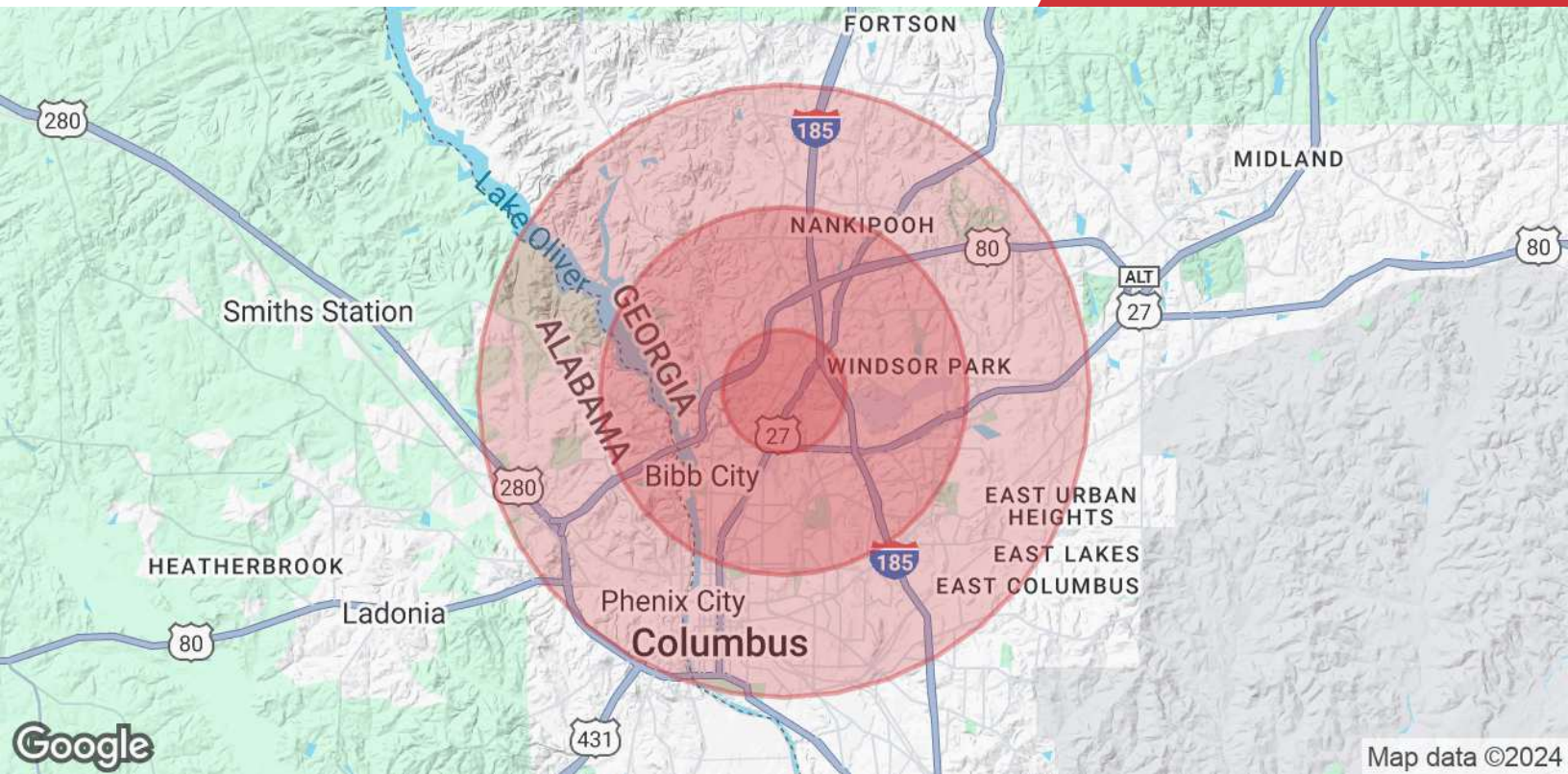




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**Population**

	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
<b>Total Population</b>	6,680	57,807	137,398
<b>Average Age</b>	40	40	40
<b>Average Age (Male)</b>	39	38	38
<b>Average Age (Female)</b>	40	41	41

**Households & Income**

	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
<b>Total Households</b>	2,373	23,952	57,637
<b># of Persons per HH</b>	2.8	2.4	2.4
<b>Average HH Income</b>	\$60,495	\$82,752	\$81,835
<b>Average House Value</b>	\$155,510	\$230,554	\$244,651

Demographics data derived from AlphaMap

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