

**FOR LEASE – Showroom/Warehouse**  
**3656 Eisenhower Parkway**  
**Macon, GA 31206**



Summary

Area Info

Photos

Aerial

Site Map



**LEASE PRICE: Suite 1 (Showroom/Warehouse) - \$8.00/SF GROSS**

**CONTACT**

**Patty Burns, CCIM, ALC**  
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577 Mulberry St, Suite 1100  
Macon, GA 31201  
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**PROPERTY INFORMATION**

**BUILDING**

**Property Address:** 3656 Eisenhower Parkway  
 Macon, GA 31206

**County:** Bibb

**Total Size:** 89,500± SF

**Available:** **Suite 1 - 21,615 SF**

**Utilities:** All Available

**Parking:** Ample & Shared

**Traffic Count:** Eisenhower Parkway – 23,516

**SITE**

**Site Size:** 4.79 AC

**Parcel ID:** N083-0128

**Zoning:** C-2 (Commercial)

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**Suite 1 (Showroom/Warehouse) - \$8.00/SF GROSS**

Demographics 2023	3 Miles	5 Miles	10 Miles
Population	52,207	88,018	168,425
Avg HH Income	\$44,613	\$68,432	\$83,094
Median Age	35.2	35.5	37.0

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### NOTES

21,615 SF Showroom/Warehouse available for lease. Suite is located in a multi-tenant building. Other tenants include Haverty's Furniture, Haverty's Outlet, and Grid Chiropractic.



### LOCATION

Located in a high traffic location on Eisenhower Parkway. Property is very conveniently located minutes away from Interstate 75 and Interstate 475. Surrounding neighbors include The Macon Mall, Central Georgia Technical College, Lowe's Atrium Health Amphitheater, Sam's Club, Kroger, Best Buy, Walmart, Aldi, Home Depot, Farmer's Home Furniture, Zaxby's, Chick-fil-A, Cookout, and many more retailers and restaurants.

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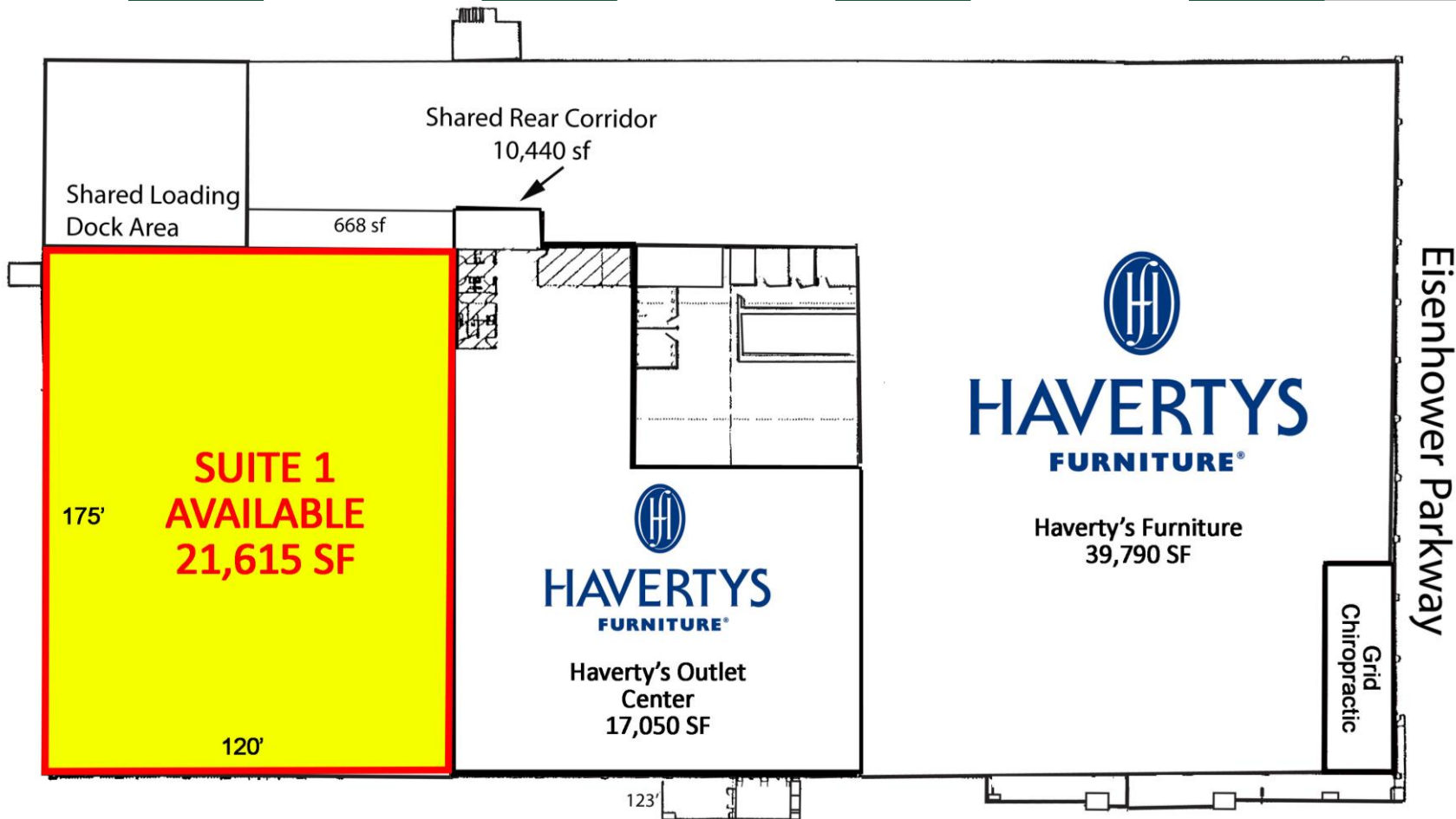
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