



**LEASE RATE:**  
**\$2,625.00 PER MONTH**

### LOCATION OVERVIEW

- Just off Eisenhower Parkway (US-80), a major commercial corridor
- Excellent visibility from Eisenhower Parkway
- Quick access to Interstate 75 (north/south connectivity)
- Convenient to Interstate 475
- Strong regional access for logistics and service users
- Minutes from downtown Macon and major employment centers
- Near national retailers
- Easy ingress/egress with close proximity to main thoroughfare

### PROPERTY OVERVIEW

4,500 SF Office / Warehouse (60' X 75')

Warehouse Area: 4,059± SF

- Generous 12' eave height and 14' center clearance for efficient storage and operations

Office Area: 441± SF

- Reception area
- Spacious private office
- Full restroom with shower

Loading & Access Features:

- 1 Dock-high door (8' X 10')
- 1 Drive-in door (10' X 12')
- Paved concrete truck court

Additional Advantages:

- Monument signage available

Ideal uses:

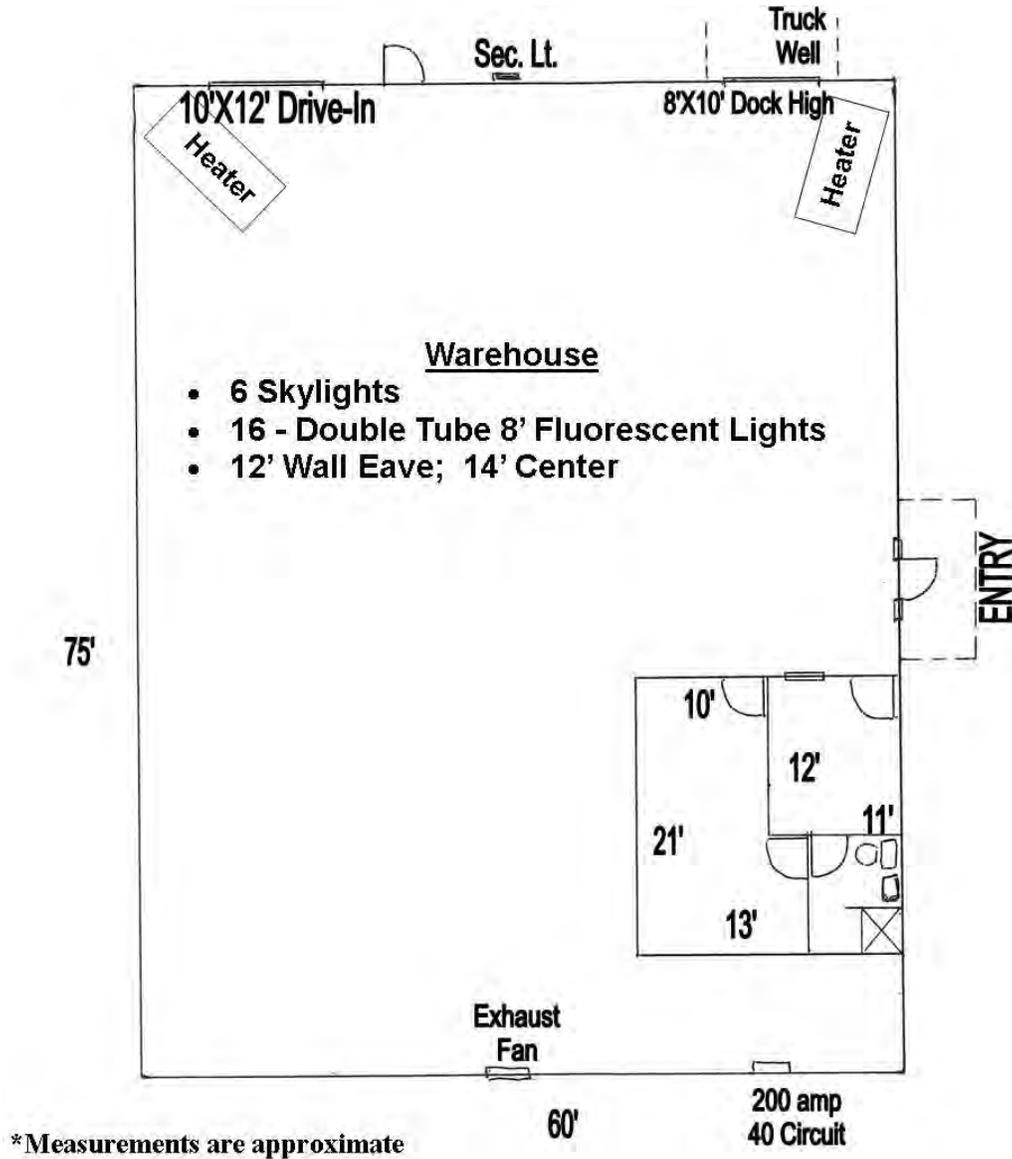
- Light industrial users
- Service-based businesses
- Contractors

**MIKI FOLSOM, CCIM**  
**OWNER / BROKER**  
**478.361.3036 CELL**  
**MFOLSOM@CBCGEORGIA.COM**



**COLDWELL BANKER**  
**COMMERCIAL**  
EBERHARDT & BARRY

## FLOOR PLAN



# LEASE

# FLEX SPACE

1750 KEYSTONE, STREET - BUILDING "C"  
MACON-BIBB COUNTY, GEORGIA 31204



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