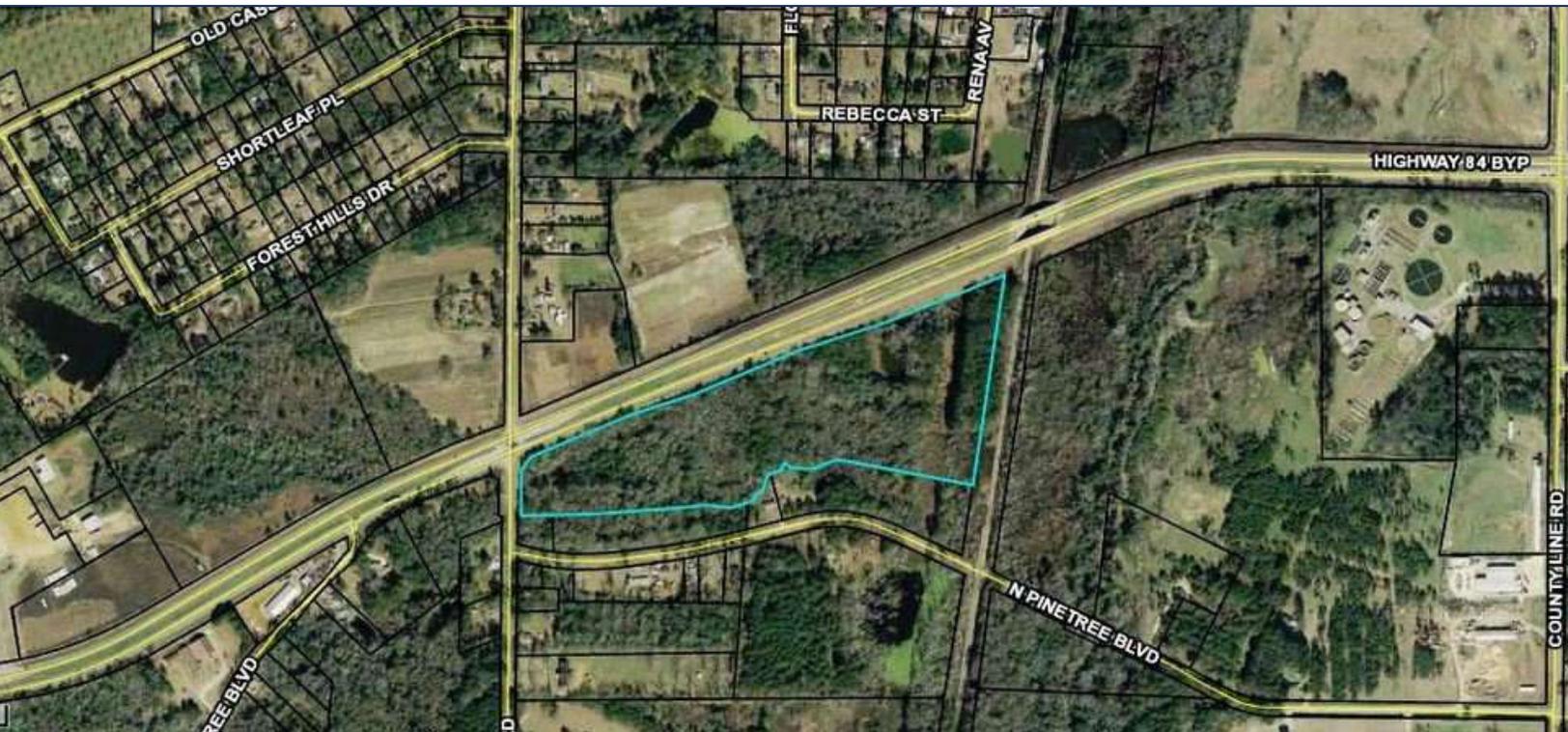




EXECUTIVE SUMMARY

25.9 AC US HWY 84 BYPASS

US HWY 84 BYPASS, THOMASVILLE, GA 31757

**OFFERING SUMMARY****Sale Price:** \$475,000.00**Lot Size:** 25.9 Acres**Parcel ID #:** 055 059 A**PROPERTY OVERVIEW**

*Gorgeous, wooded tract on Cassidy Rd. & the US HWY 84 Bypass for a homesite, a family compound, or development

*RM-11 zoned parcel with water and electricity on site

*Ideal development parcel for single family or multi-family

*Call the listing agent for details

LOCATION OVERVIEW

This parcel is at the corner of the Hwy 84 Bypass and Cassidy Road. Residential neighborhoods, schools, and downtown Thomasville are all in close proximity.

Trey DeSantis
850.766.6868
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TLG REAL ESTATE SERVICES
3520 Thomasville Road, Suite 200, Tallahassee, FL 32309
850.385.6363

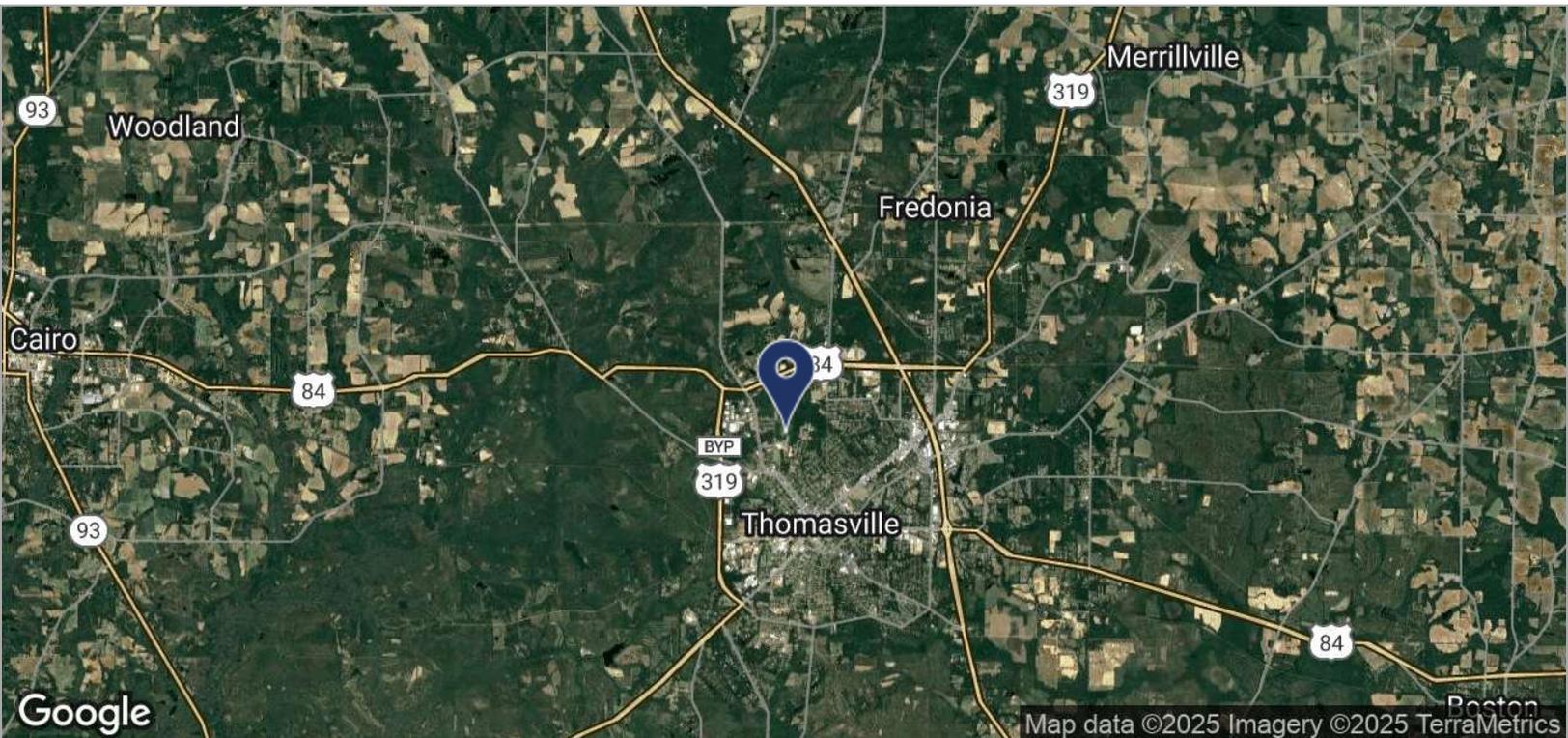
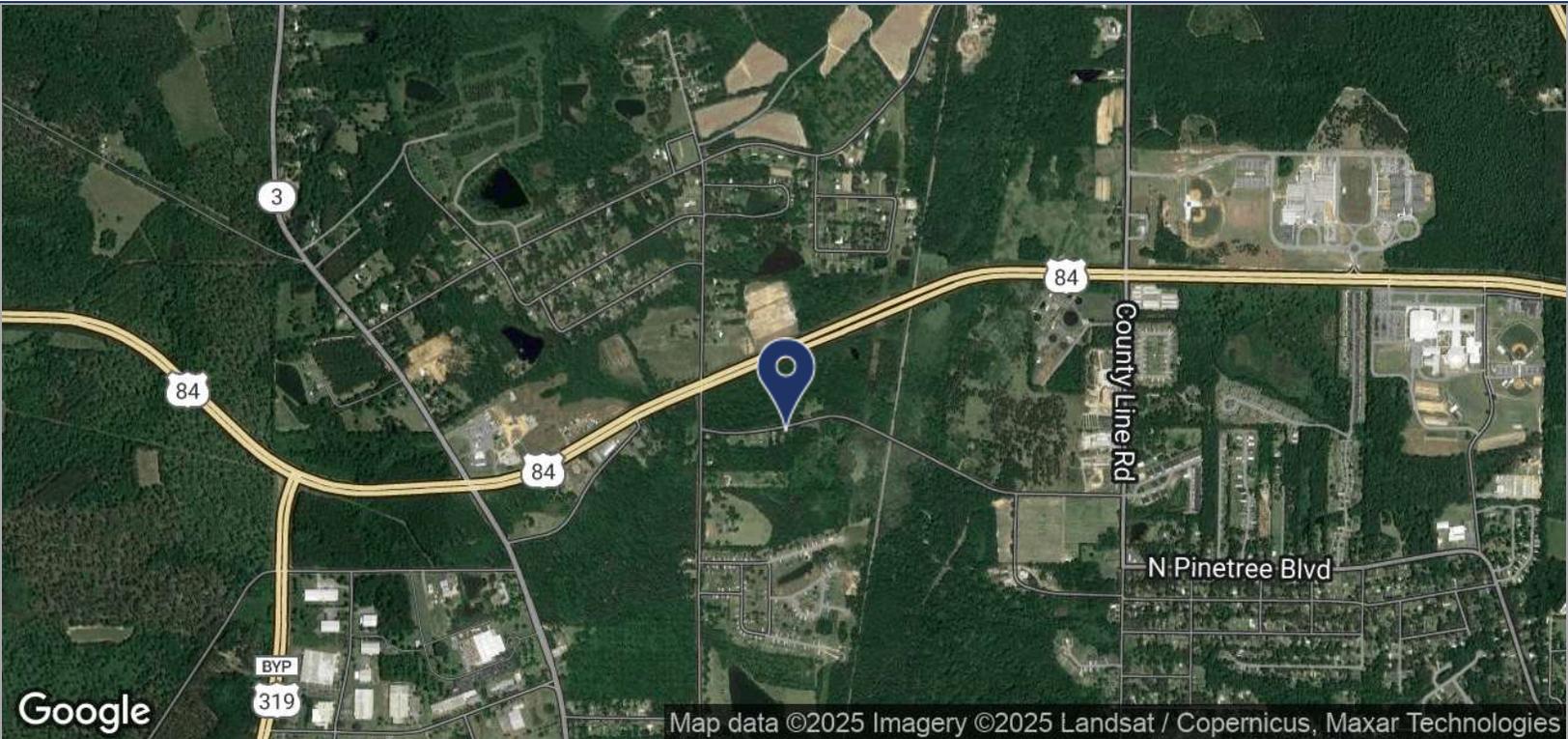




LOCATION MAPS

25.9 AC US HWY 84 BYPASS

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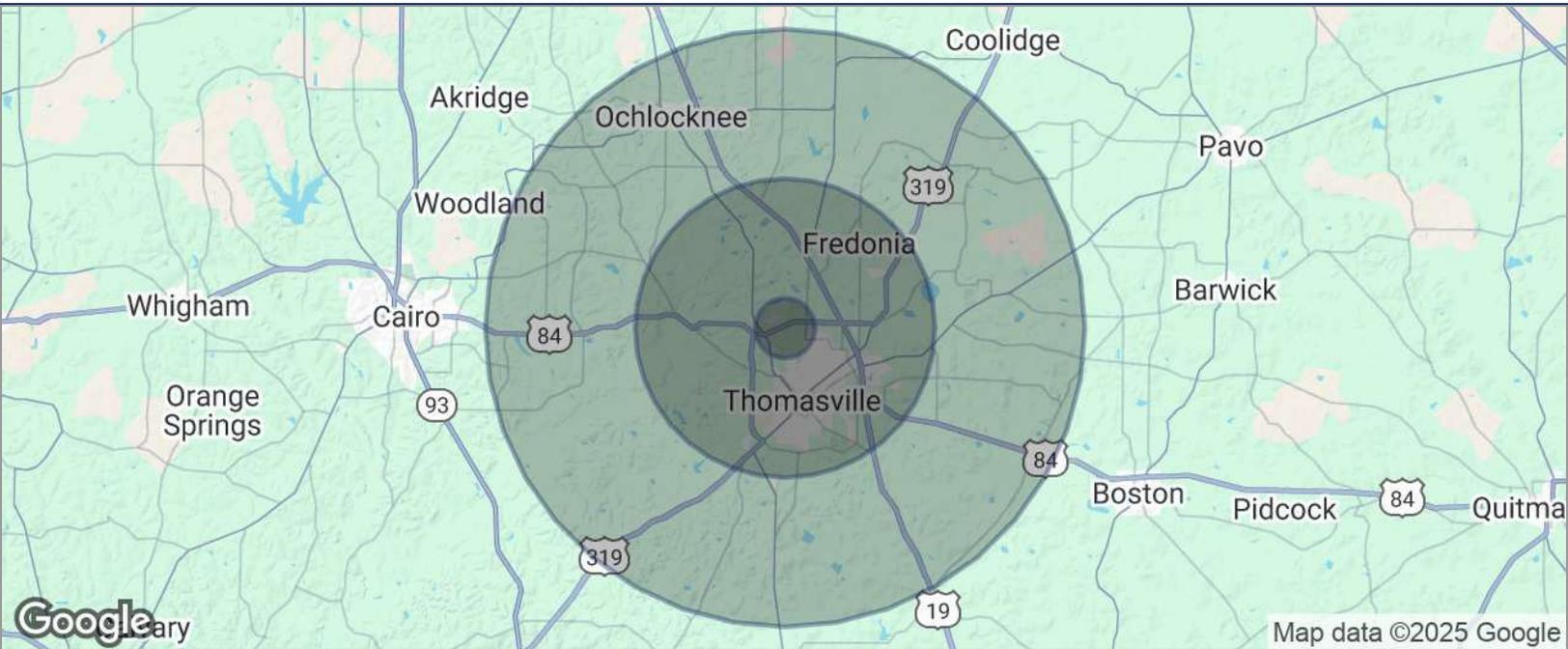




DEMOGRAPHICS MAP

25.9 AC US HWY 84 BYPASS

US HWY 84 BYPASS, THOMASVILLE, GA 31757

**POPULATION**

	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	202	13,170	34,728
MEDIAN AGE	36.3	39.8	38.9
MEDIAN AGE (MALE)	38.1	37.4	37.9
MEDIAN AGE (FEMALE)	35.2	41.8	40.1

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	68	5,343	14,009
# OF PERSONS PER HH	3.0	2.5	2.5
AVERAGE HH INCOME	\$55,429	\$56,665	\$53,845
AVERAGE HOUSE VALUE		\$199,089	\$196,860

* Demographic data derived from 2020 ACS - US Census

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