

# FOR SALE

**5710 VETERANS PARKWAY**

Columbus, GA 31904



**SALE PRICE**

**\$1,600,000**

**Carson Cummings**

(706) 289-2468

carson@cummingscre.com

**Richard Hill**

(706) 330-7492

richard.hill@kpdd.com

©2023 Coldwell Banker. All Rights Reserved. Coldwell Banker Commercial® and the Coldwell Banker Commercial logos are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker® System is comprised of company owned offices which are owned by a subsidiary of Anywhere Advisors LLC and franchised offices which are independently owned and operated. The Coldwell Banker System fully supports the principles of the Equal Opportunity Act.



**COLDWELL BANKER  
COMMERCIAL  
KENNON & PARKER**

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



## PROPERTY DESCRIPTION

The first floor is a 3,800 SF space that was previously used as a retail space. The second floor is a 4,000 SF space on the second floor of a former bank building with a private elevator to access the space. The space includes 11 offices, 2 restrooms and a breakroom. The conditioned basement is 3,500+/- SF. The building also has a covered drive thru. It has great visibility from a major corridor, at the corner of Veterans Parkway (US Hwy 27) and Whitesville Road. This is a high traffic area.

## PROPERTY HIGHLIGHTS

- Great location!
- High traffic corridor!

## OFFERING SUMMARY

Sale Price:	\$1,600,000
Building Size:	11,300 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,389	21,836	53,159
Total Population	5,662	50,764	125,276
Average HH Income	\$59,632	\$61,259	\$56,408

**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com



**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com



**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com

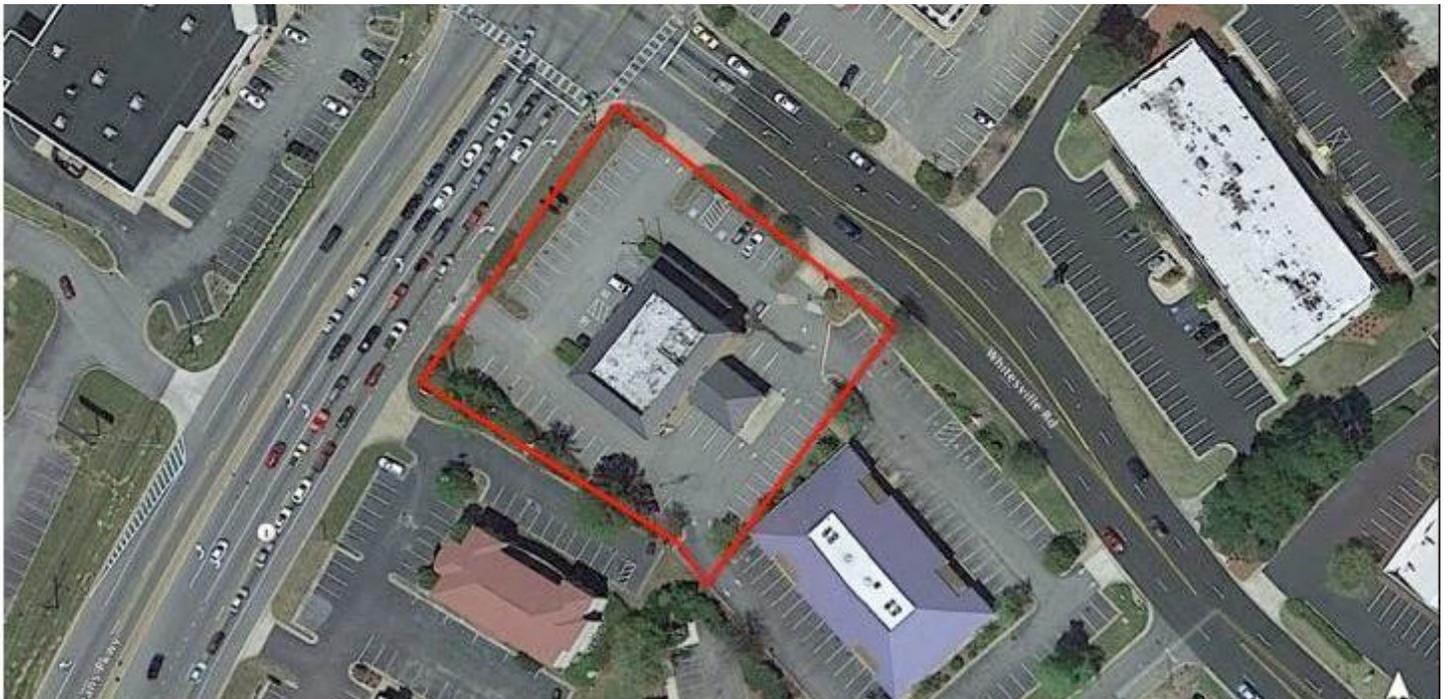


**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com



**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



GROSS INTERNAL AREA  
FLOOR 1: 3553 sq. ft. FLOOR 2: 3741 sq. ft.  
FLOOR 3: 4238 sq. ft.  
TOTAL: 11531 sq. ft.  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

FLOOR 3



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com



**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



FLOOR 2

GROSS INTERNAL AREA  
FLOOR 1: 3553 sq. ft. FLOOR 2: 3741 sq. ft.  
FLOOR 3: 4238 sq. ft.  
TOTAL: 11531 sq. ft.  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com



**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



FLOOR 1

GROSS INTERNAL AREA  
FLOOR 1: 3553 sq. ft, FLOOR 2: 3741 sq. ft  
FLOOR 3: 4238 sq. ft  
TOTAL: 11531 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com

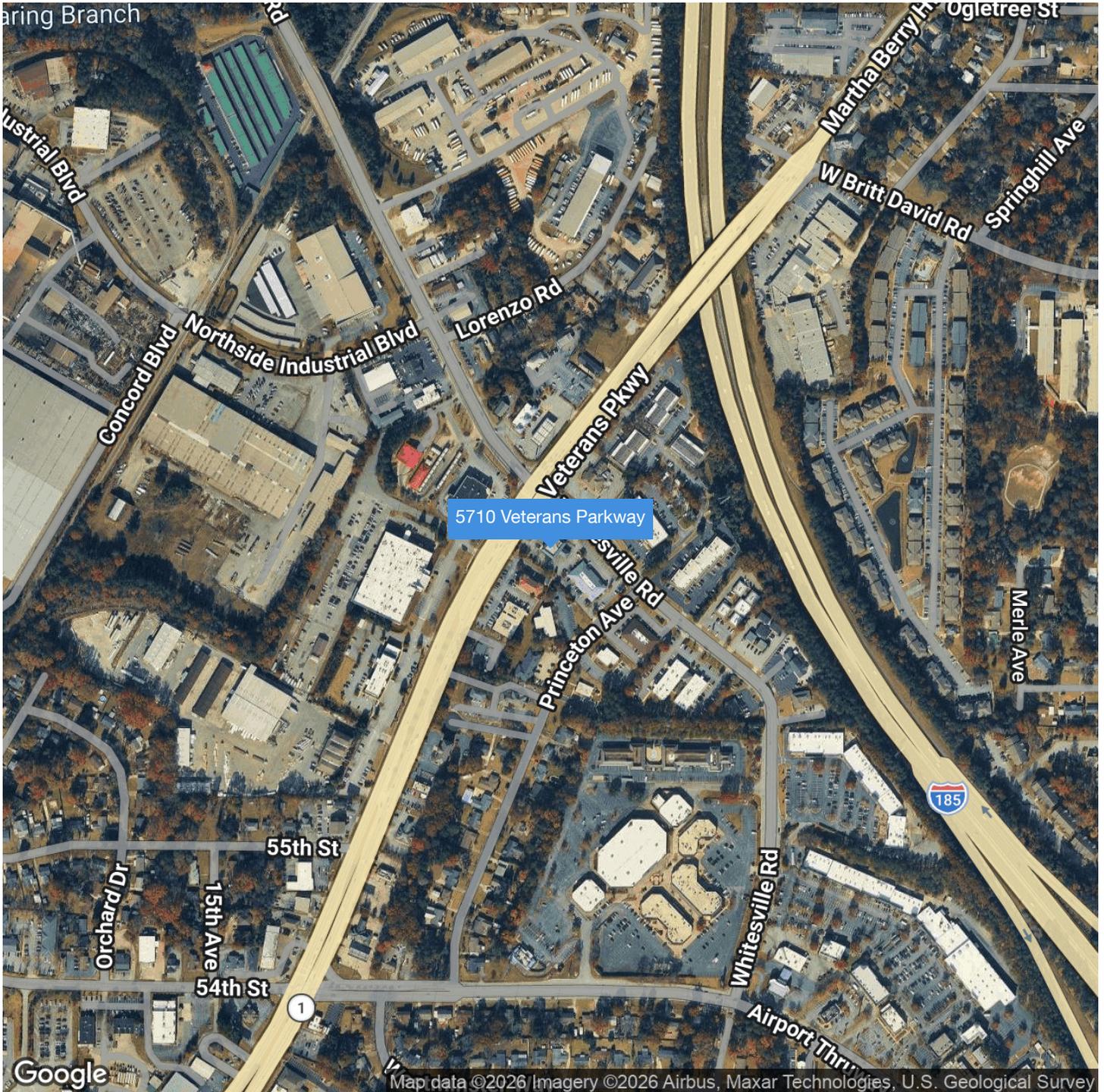


**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com

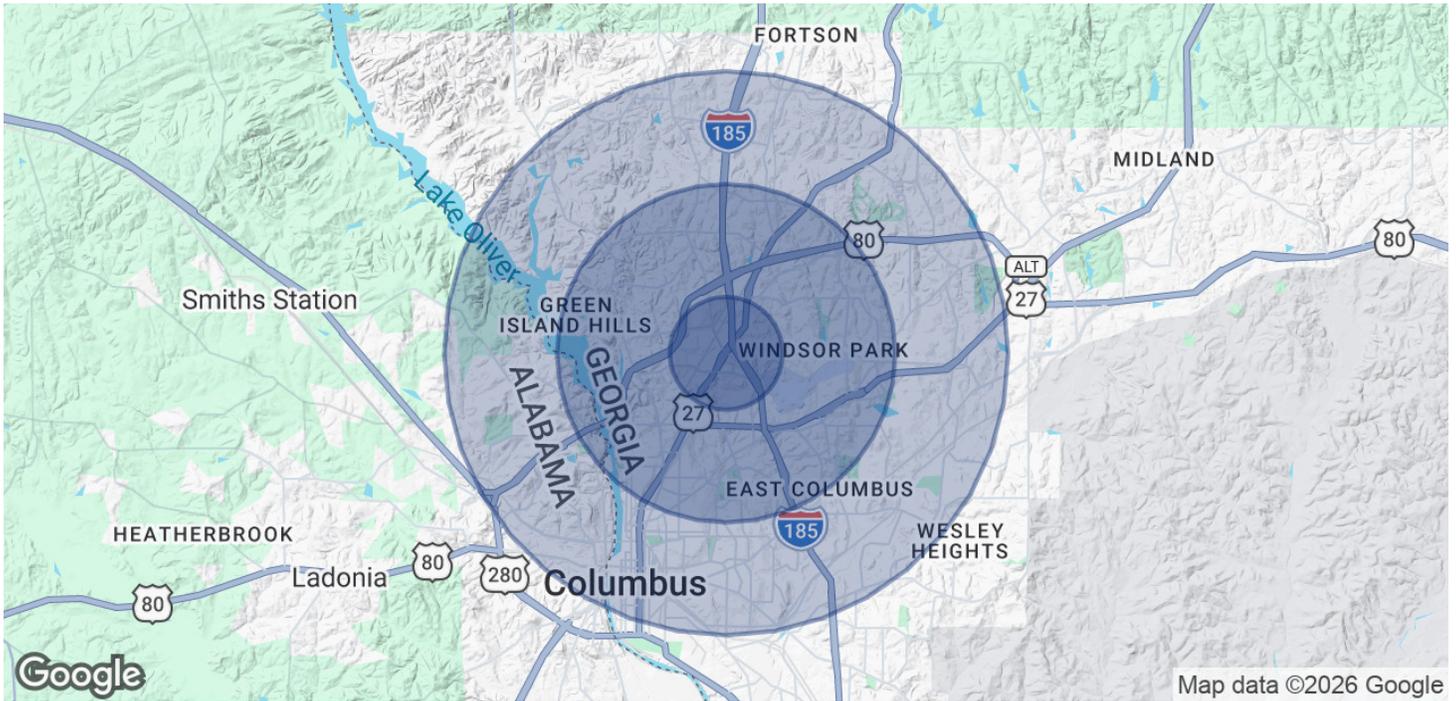


**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER

# FOR SALE

5710 VETERANS PARKWAY

Columbus, GA 31904



## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	5,662	50,764	125,276
Average Age	39.7	37.6	36.7
Average Age (Male)	37.5	37.3	35.4
Average Age (Female)	40.8	37.7	37.6

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,389	21,836	53,159
# of Persons per HH	2.4	2.3	2.4
Average HH Income	\$59,632	\$61,259	\$56,408
Average House Value	\$135,403	\$166,993	\$156,597

\* Demographic data derived from 2020 ACS - US Census

**Carson Cummings**  
(706) 289-2468  
carson@cummingscre.com

**Richard Hill**  
(706) 330-7492  
richard.hill@kpdd.com



**COLDWELL BANKER  
COMMERCIAL**  
KENNON & PARKER