



Suite L1

5555 Whittlesey Blvd.
Columbus, Georgia 31909

Property Highlights

- High visibility from Whittlesey Blvd.
- Highly traveled area averaging 26,500 traffic count daily
- +/- 2700 SF with 6 exam rooms & x-ray

Property Overview

+/- 2700 SF NNN sublease. Currently a pediatric medical office. This space includes six (6) exam rooms and has an X-ray. Rent is negotiable. The space has a reception and waiting room area.

Offering Summary

Lease Rate:	Negotiable
Available SF:	+/- 2,700 SF

For More Information

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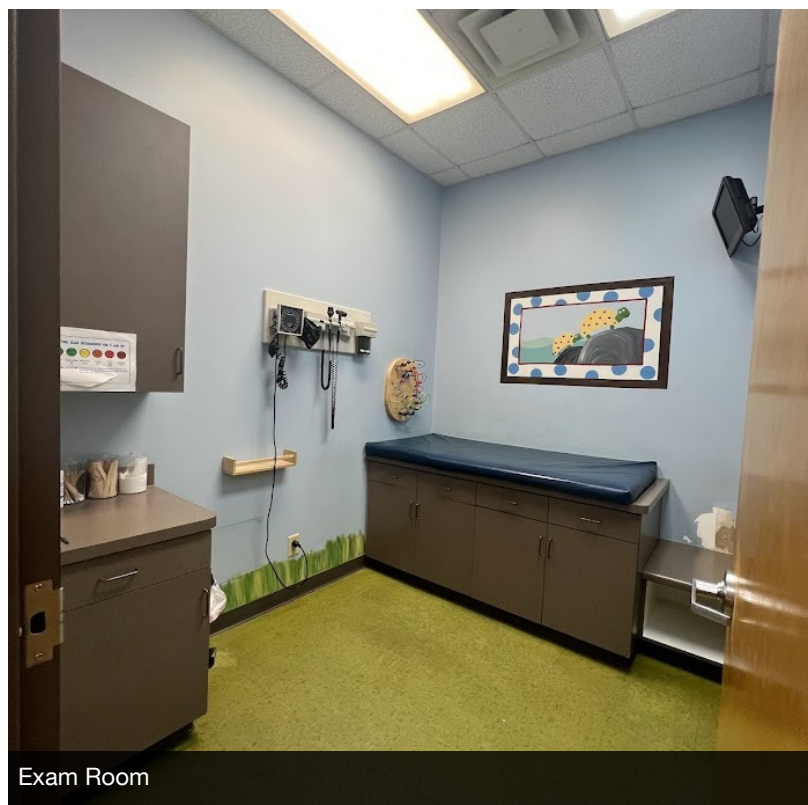
Exterior



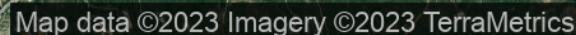
Back of Facility With Exam Rooms



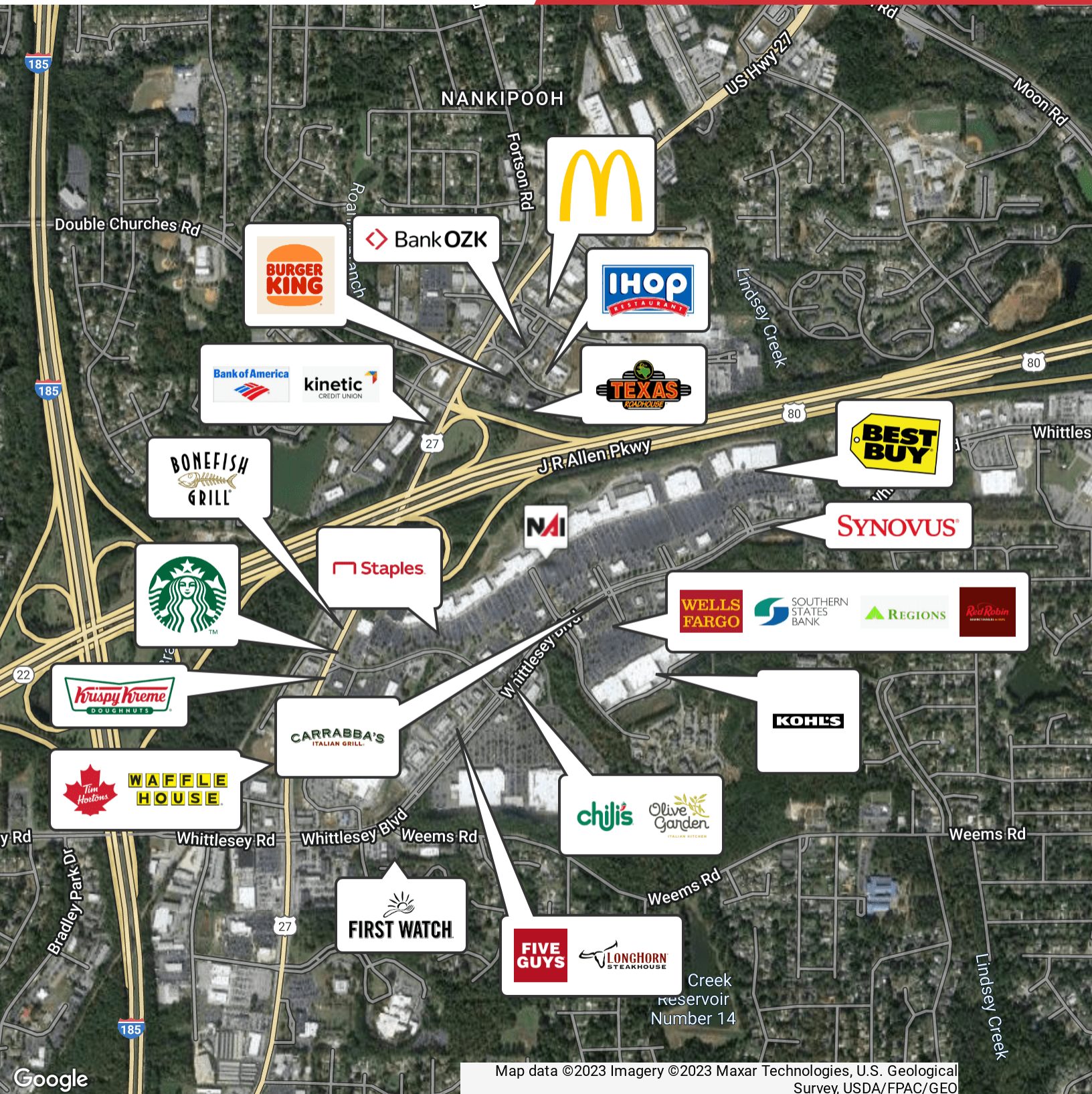
Waiting Room | Lobby Area



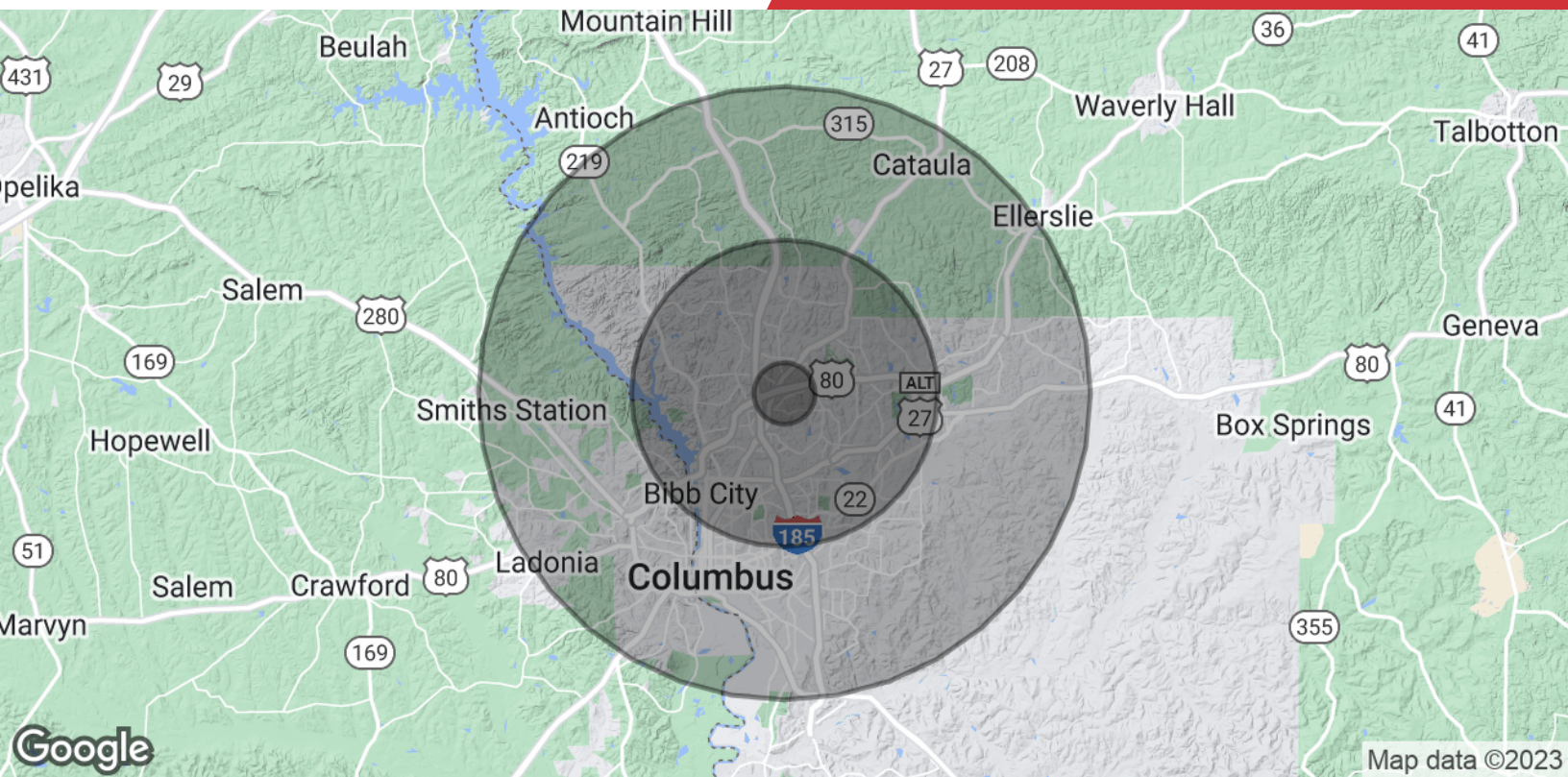
Exam Room



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Population

	1 Mile	5 Miles	10 Miles
Total Population	6,046	102,908	254,043
Average Age	35.9	35.8	36.8
Average Age (Male)	34.6	34.7	35.1
Average Age (Female)	38.6	37.0	38.8

Households & Income

	1 Mile	5 Miles	10 Miles
Total Households	2,685	45,717	112,360
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$68,406	\$67,966	\$59,865
Average House Value	\$158,117	\$165,473	\$146,516

* Demographic data derived from 2020 ACS - US Census