

FOR LEASE – Automobile Service Facility
3401 Ocmulgee East Boulevard
Macon, GA 31217



Summary

Area Info

Photos

Floor Plans

Aerial

Site Map



CONTACT

Lan Heath

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This information is from resources deemed to be reliable and is subject to change without notice. No warranties or guarantees for accuracy are made by Fickling and Company.

PROPERTY INFORMATION

BUILDING

Property Address: 3401 Ocmulgee East Boulevard
 Macon, GA 31217

Available: 5,000± SF

Year Built: 2001

Taxes: \$3,878.85 (2024)

Utilities: All Available, 3 Phase Power

Ceiling Height: 14' at interior eave

Drive-In Bays: 4 - 10'x12'; 1 - 8'x8'; 1 - 10'x10'

Parking: 20± spaces

Traffic Count: 3,370 Vehicles Per Day

SITE

Site Size: 2.382 Acres

Parcel ID: U080-0156

County: Bibb

Zoning: Planned Development

Demographics 2024	1 Mile	3 Miles	5 Miles
Population	750	14,216	44,699
Avg HH Income	\$61,351	\$50,540	\$56,100
Median Age	37.6	36.1	35.3

LEASE PRICE: \$2,800/Month NNN*

***Tenant responsible for Property Tax, Fire/Casualty and General Liability Insurance**

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PROPERTY

Former auto repair shop. 6 Drive-In Bays, mezzanine, and office. Ideal location for use as an automobile service facility. 3 phase power is available to the site.

LOCATION

Located on Ocmulgee East Boulevard, with good proximity to the Macon Airport, and 2 miles from I-16 via Ocmulgee East Boulevard (Highway 23). Nearby businesses include GEICO, Macon Airport, and Boogook Industries (A new Korean Car Manufacturer).



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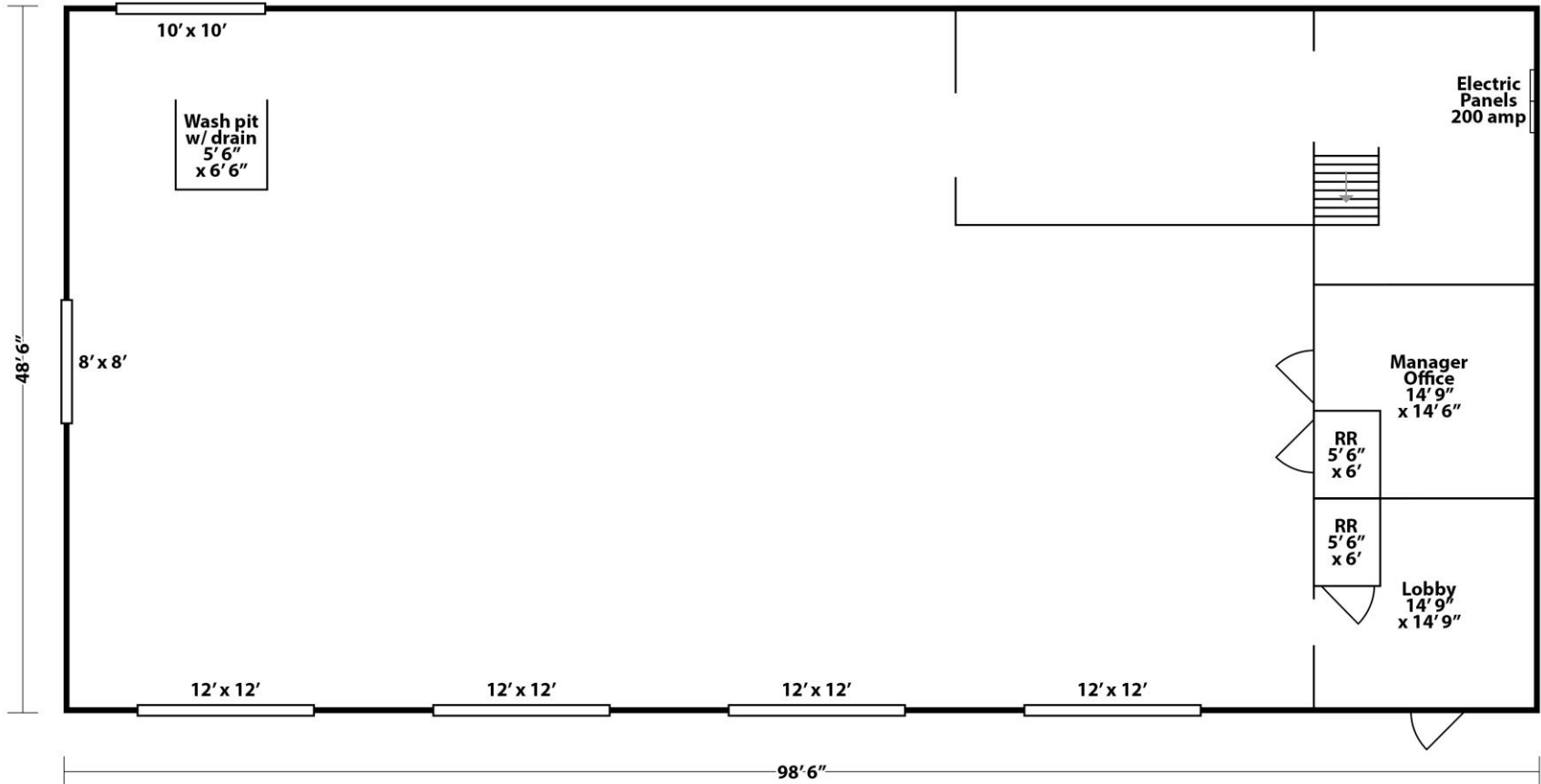
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*All measurements and all calculations of area are approximate, may not be to scale, and are not guaranteed

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