

EMMA'S BREAKFAST RESTAURANT

122 Main St, Thomson, GA 30824

PROPERTY SUMMARY



PROPERTY DESCRIPTION

This renovated restaurant is in excellent condition. The sale includes all kitchen equipment, plates, glasses, pots, pans, etc. Dining room furniture is also included. Both the kitchen and the dining have been renovated over the past few years. There are entrance doors on Three sides. Exterior Building walls have also been repainted.

PROPERTY HIGHLIGHTS

- Excellent condition
- Busy Downtown Thomson Location
- Fully Furnished Restaurant
- Includes all Kitchen Equipment
- Dining Room Furniture
- Plates, Glasses, Pots, Pans, Etc.
- Security and Sound Systems

OFFERING SUMMARY

Sale Price:	\$900,000
Number of Units:	1
Lot Size:	4,803 SF
Building Size:	4,680 SF

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	4,376	5,908	10,452
Total Population	10,888	14,742	26,220
Average HH Income	\$70,112	\$72,212	\$76,892

For More Information:
Donald Lawrence
 Broker
 706.825.4376
 don@dclawrence.net



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ADDITIONAL PHOTOS



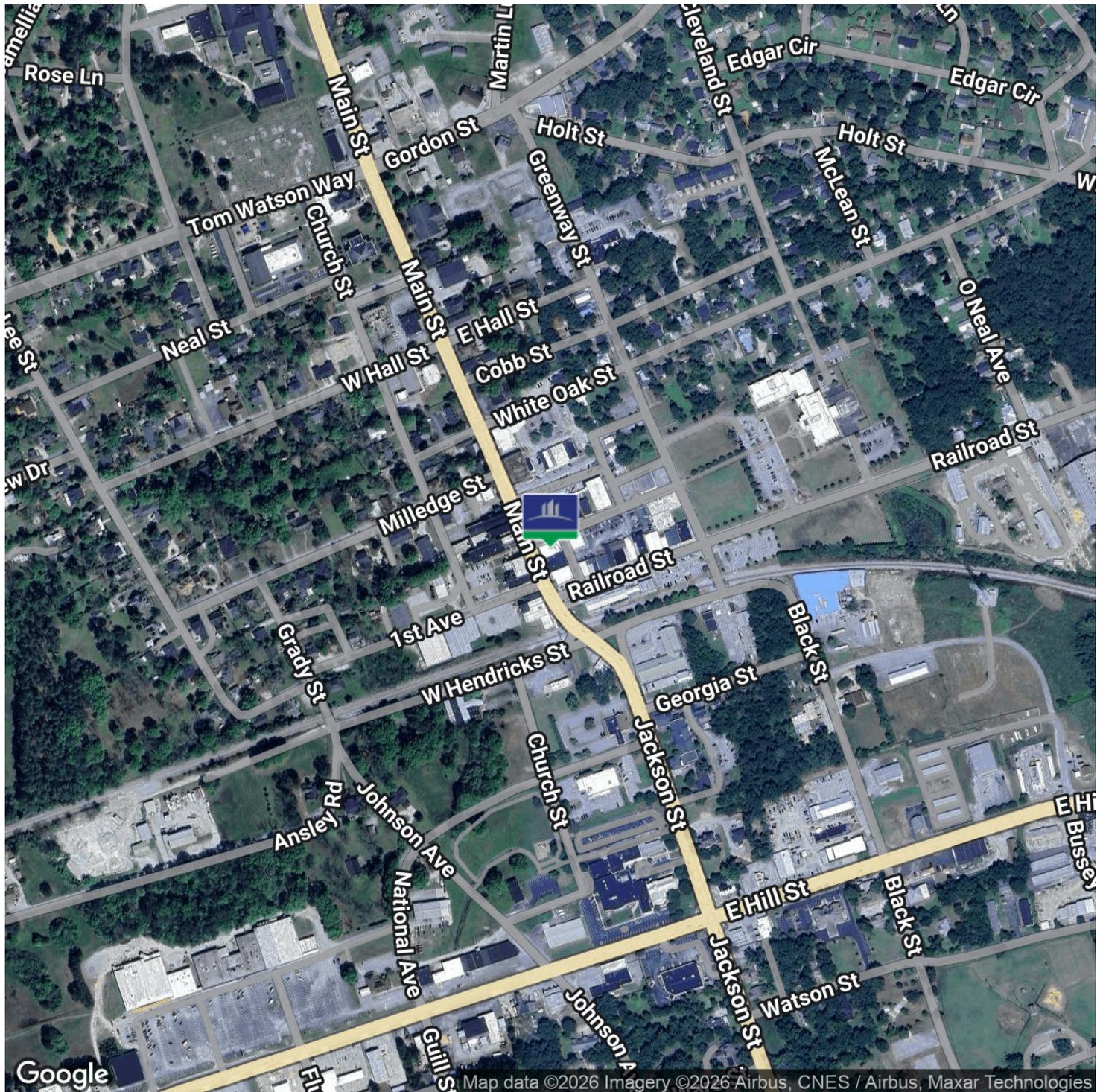
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LOCATION MAP



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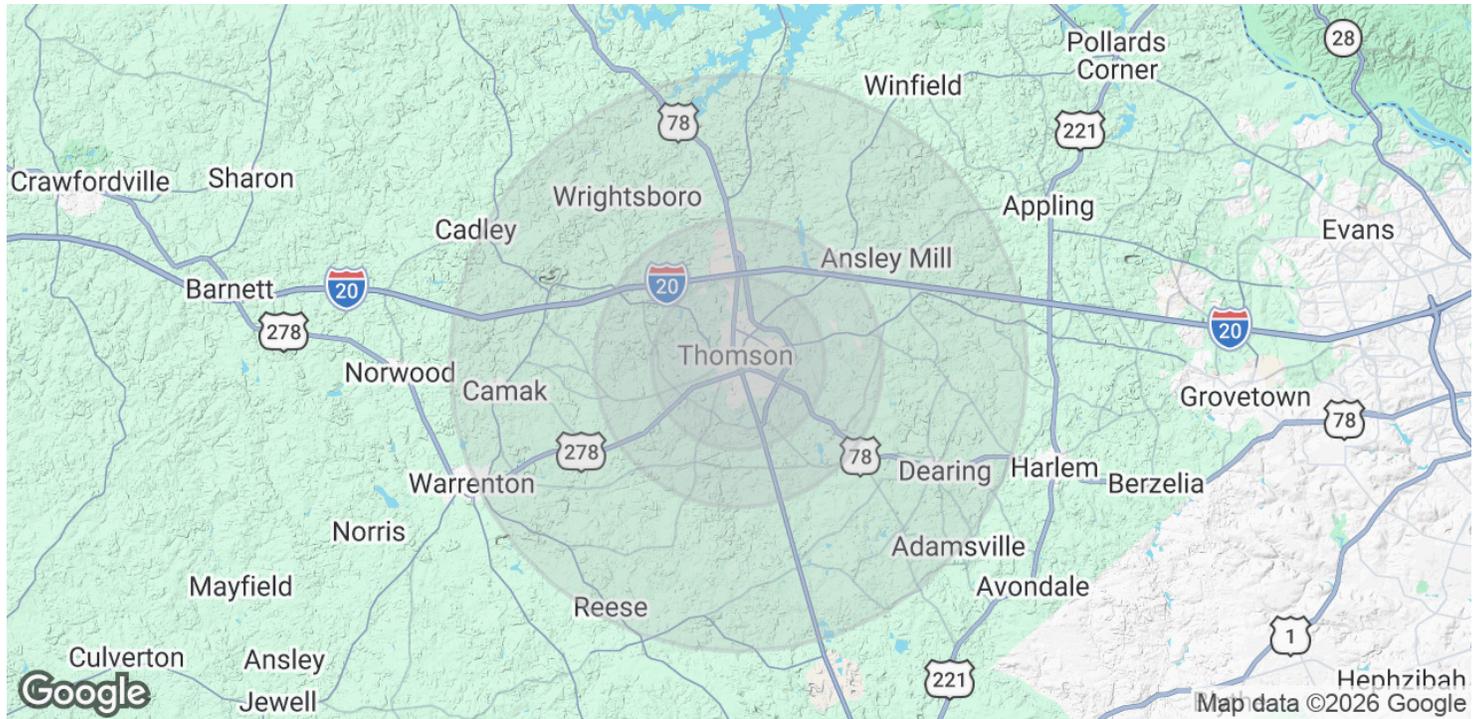
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DEMOGRAPHICS MAP & REPORT



POPULATION

	3 MILES	5 MILES	10 MILES
Total Population	10,888	14,742	26,220
Average Age	41	41	42
Average Age (Male)	39	40	41
Average Age (Female)	42	43	43

HOUSEHOLDS & INCOME

	3 MILES	5 MILES	10 MILES
Total Households	4,376	5,908	10,452
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$70,112	\$72,212	\$76,892
Average House Value	\$169,804	\$183,645	\$215,912

Demographics data derived from AlphaMap

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AERIAL MAP



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