

FOR SALE OR LEASE

±3,292-SF Restaurant Building with Existing Drive-Thru on ±1.94 Acres in Downtown Swainsboro

302 S Main Street, Swainsboro, GA

Garrison Smith
Brokerage Associate
+1 864 527 5431
garrison.smith@colliers.com

Scott Burgess, MBA
Vice President
+1 864 527 5434
scott.burgess@colliers.com

Josh Seibert
Brokerage Associate
+1 864 527 5417
josh.seibert@colliers.com

Property Details

302 S Main Street

Located in downtown Swainsboro, this well-maintained ±3,292-square-foot restaurant features a drive-thru and is available for sale or lease. The property is offered at an asking price of $1,265,000. Interested parties should contact the listing brokers for lease rate information.

Highlights

- Existing drive-thru
- Situated on ±1.94 acres
- ±0.67 acres of excess developable land
- ±307′ of frontage on Main Street
- C-3 Commercial zoning
- Multiple points of ingress and egress
- 36+ parking spaces
- Parcel ID: S26 040
- Existing hood vent, walk-in cooler, and walk-in freezer in good working condition

Location



Area Demographics

2025

Population
1 mile: 3,223
3 miles: 9,538
5 miles: 11,291

Daytime Population
1 mile: 4,913
3 miles: 10,313
5 miles: 11,582

Households
1 mile: 1,343
3 miles: 3,516
5 miles: 4,230

Avg. Household Income
1 mile: $56,392
3 miles: $66,317
5 miles: $68,446

Projected 2031 Population
1 mile: 3,198
3 miles: 9,499
5 miles: 11,250

Colliers | South Carolina
32 E Broad St - Ste 400
Greenville, SC 29601
+1 864 297 4950

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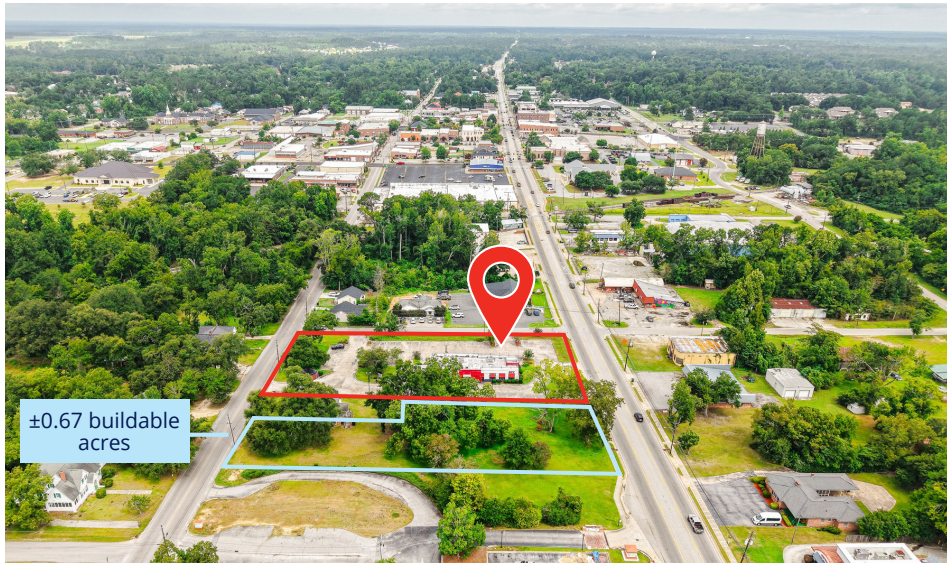
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Property Images











Property Aerial



Retail Team



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Lead Brokers for Property

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