SALE

RENOVATED OFFICE BUILDING
215 PIERCE AVENUE
MACON-BIBB COUNTY, GEORGIA 31204



SALE PRICE: $189,000

LOCATION OVERVIEW

- Conveniently located near Vineville Avenue, a major commercial corridor connecting to Downtown Macon
- Minutes from Interstate 75 via the Forsyth Street / Hardeman Avenue interchange, with access to Interstate 16, Atlanta and the greater Middle Georgia region
- Surrounded by a variety of restaurants, banks, retail establishments, and everyday business services
- Zoned HR-3, Historical Residential District

Potential Office Uses:

- Professional or administrative offices
- Accounting or bookkeeping firm
- Insurance or real estate office
- Legal or other professional services
- Counseling or therapy practice

PROPERTY OVERVIEW

1,482± SF Office Building

- Reception / Lobby
- Three private offices
- Conference room
- Kitchen / Breakroom
- Storage area
- One restroom

Lot Size: 0.23± Acre

Rear parking for 4-6 vehicles, with potential for expansion; additional on-street parking available

2024 Renovations & Improvements:

- New electrical wiring
- New central HVAC system
- New flooring
- Interior painting
- New countertops

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COLDWELL BANKER COMMERCIAL EBERHARDT & BARRY

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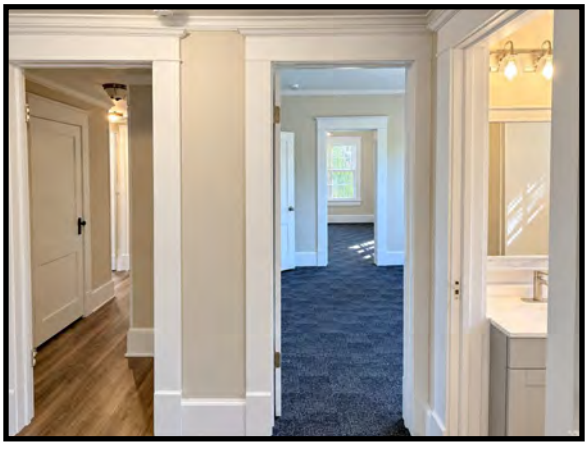
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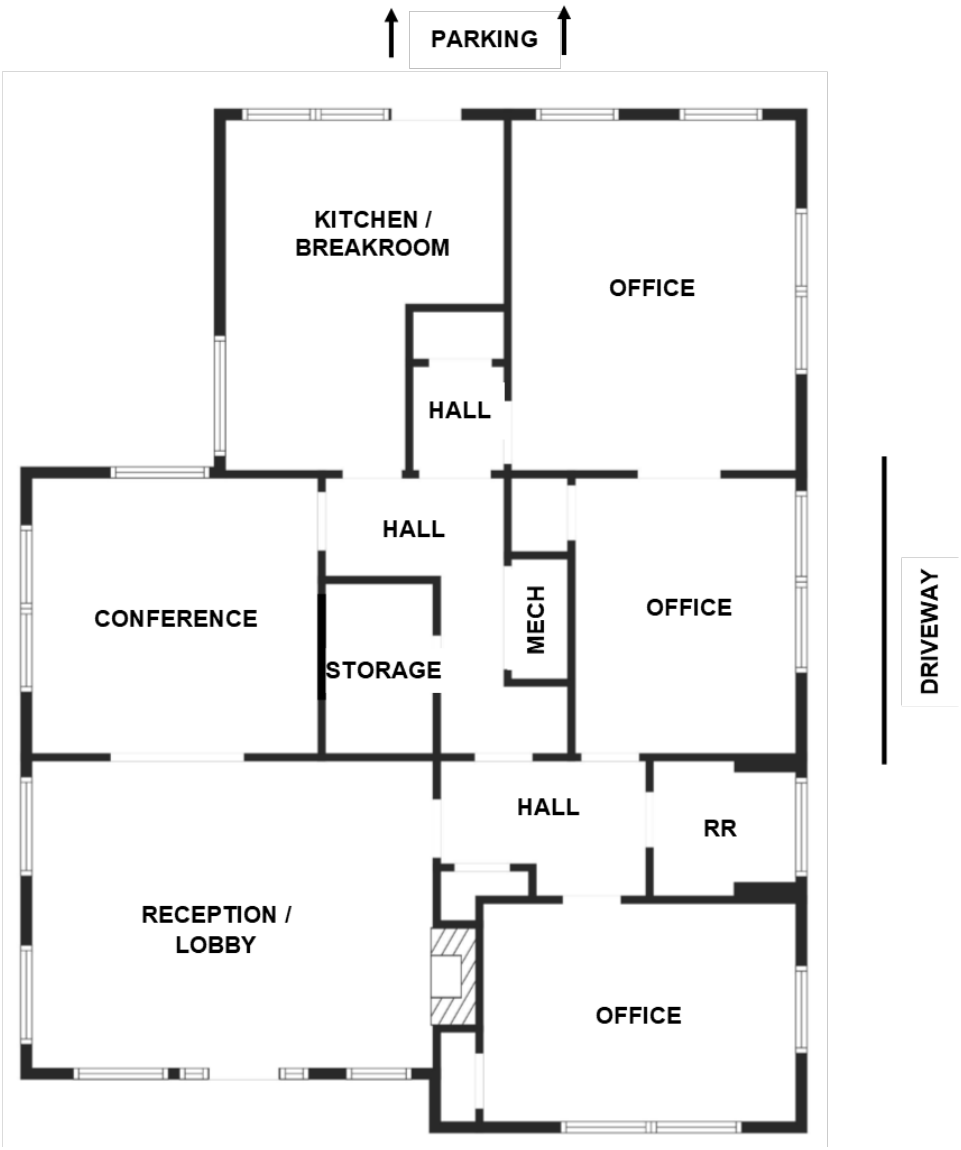






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FLOOR PLAN



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PARCEL MAP



Approximate Property Boundary

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