

FOR SALE – Retail/Office/Shop Space
207 North Jefferson Avenue
Eatonton, GA 31024



Summary

Area Info

Aerial

Site Map



SALE PRICE: \$350,000

CONTACT

Patty Burns, CCIM, ALC
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Trip Wilhoit, CCIM, ALC
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577 Mulberry St, Suite 1100
Macon, GA 31201
478.746.9421 Office
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PROPERTY INFORMATION

BUILDING

Property Address:	207 North Jefferson Avenue Eatonton, GA 31024
County:	Putnam
Year Built:	1947 Since renovated multiple times
Total Size:	6,553 SF
Utilities:	All available
Frontage:	100' on North Jefferson Avenue
Depth:	118' on Wayne Street
Traffic Count:	3,355 on North Jefferson Avenue

SITE

Site Size:	0.27 AC Corner Lot
Parcel ID:	E005158
Zoning:	C-1 (CITY)
Taxes:	\$2847.33 (CITY)
Parking:	Available in front, side, and street

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PROPERTY INFORMATION

LOCATION

Conveniently located 2 blocks from Putnam County Downtown square. Surrounding neighbors include Putnam County Courthouse, City Hall, Farmers and Merchants Bank, H&R Block, State Farm, Eatonton Police Department, The Peoples Bank, Papa Johns, The Brickhouse Pub & Grub, Ace Hardware, Piggly Wiggly, and many more retailer, restaurants, and businesses.

NOTES

The property was built out as an auto dealership and was previously a florist/gift shop. Location provides high visibility on North Jefferson Avenue. Property has great signage available. Ideal location for brewery, fitness center, restaurant, and retail.

Demographics 2023	3 Mile	5 Miles	10 Miles
Population	5,835	7,013	19,095
Avg HH Income	\$89,136	\$88,039	\$106,737
Median Age	41.1	41.7	46.4

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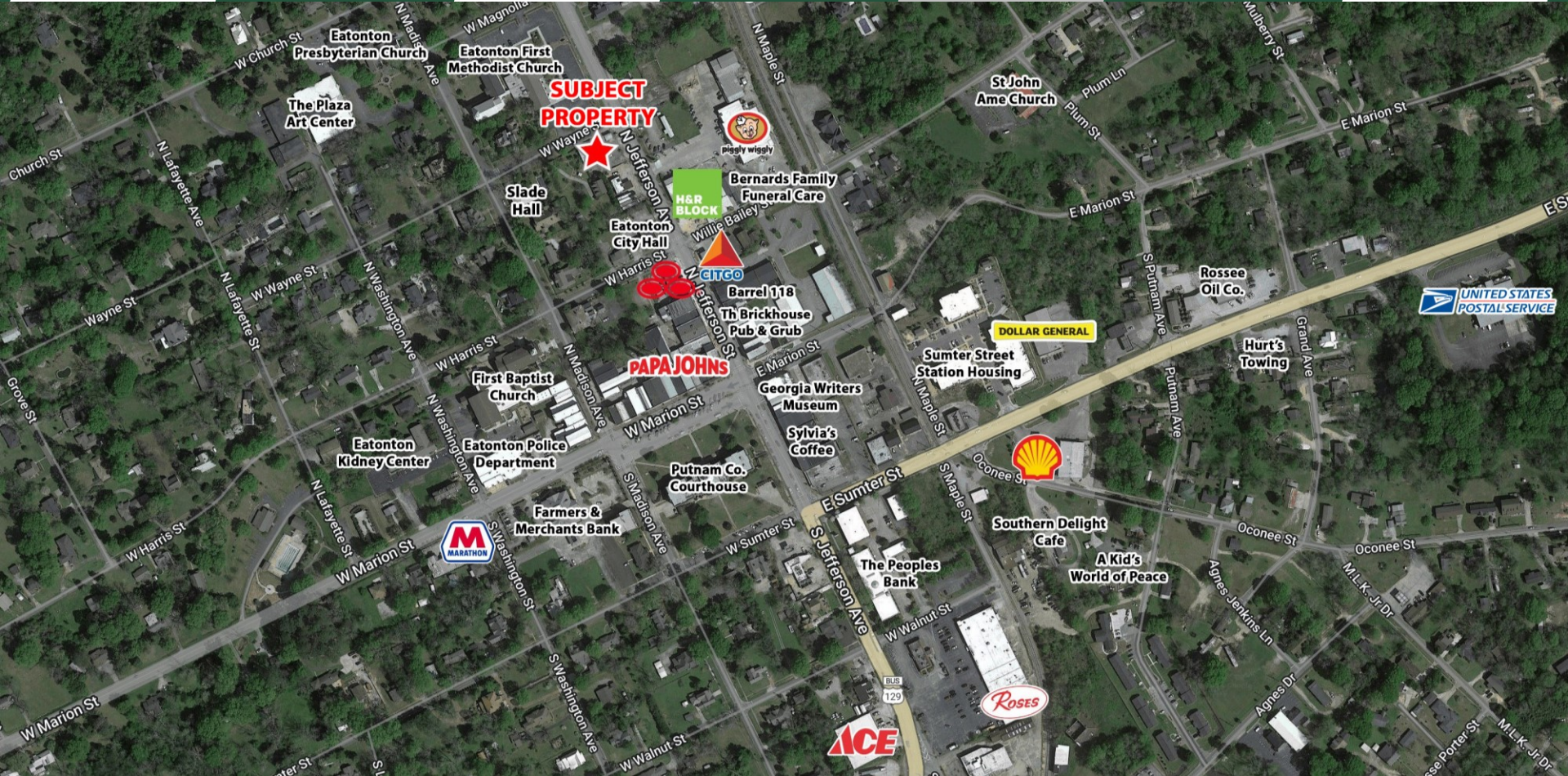


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PLAT MAP

PROPERTY SITE MAP



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