

CORNER LOT FOR SALE

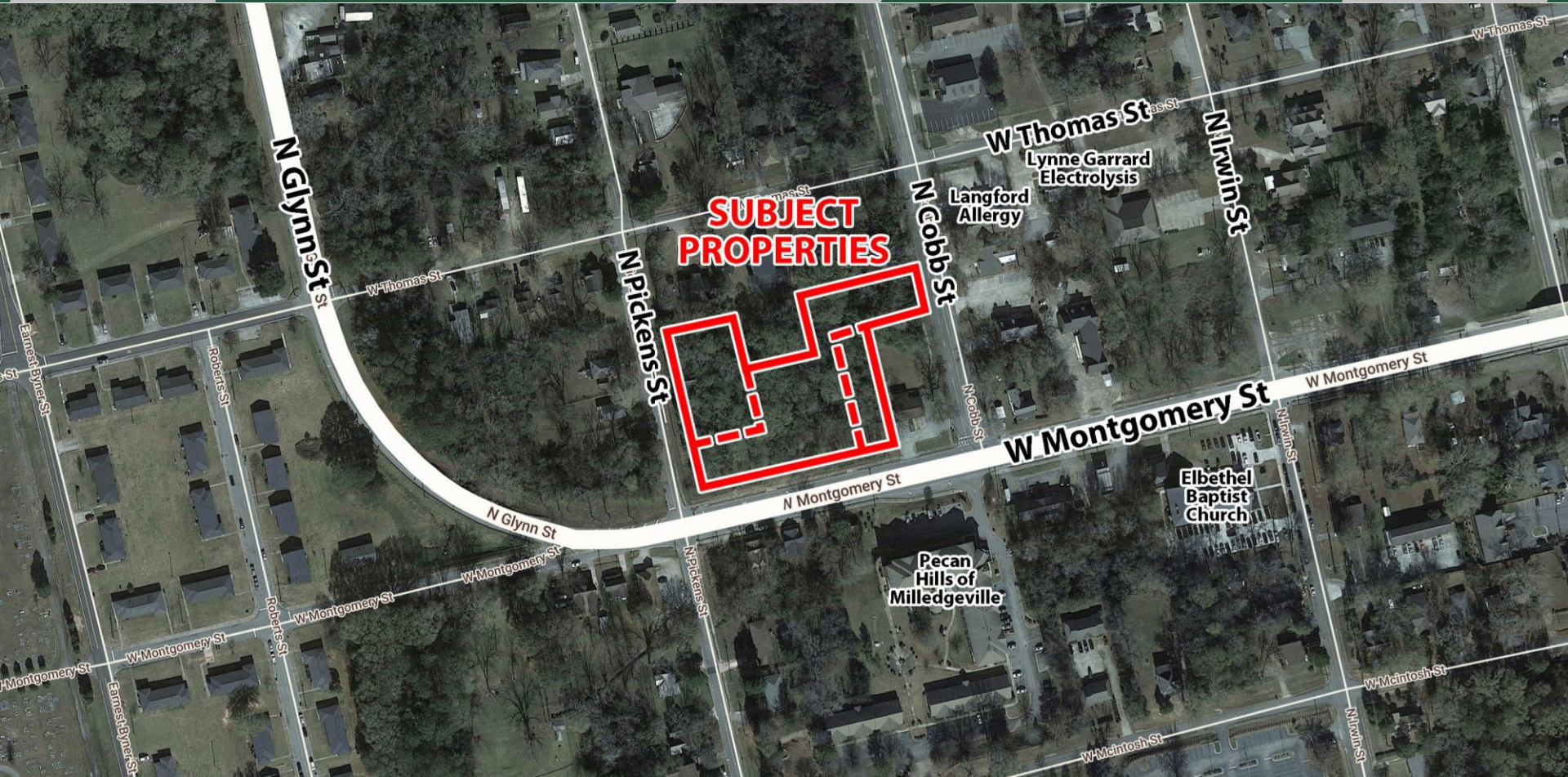
911-921 W Montgomery Street, 323 N Pickens Street
Milledgeville, GA 31061



Summary

Area Info

Aerial



CONTACT

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PROPERTY INFORMATION

BUILDING

Property Addresses: 911-921 W Montgomery Street
& 323 N Pickens Street
Milledgeville, GA 31061

County: Baldwin

2022 Taxes: \$2,479.78 (City & County)

Utilities: All Available

Frontage: W Montgomery Street: 350'
N Pickens Street: 77'
N Cobb Street: 85'

Traffic Count: 5,740 Vehicles Per Day

SITE

Site Size: 1.954 Acres

Parcel IDs: M39 059, M39 058, M39 064

Zoning: Community Commercial

REDUCED PRICE: \$199,900

~~SALE PRICE: \$250,000~~

Demographics 2023	1 Mile	3 Miles	5 Miles
Population	6,408	19,732	29,475
Avg HH Income	\$36,050	\$56,536	\$84,416
Median Age	23.2	31.9	33.9

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AREA INFORMATION

NOTES

Property is convenient to downtown Milledgeville, Highway 22, and the Fall Line Freeway. Site is 30 miles from the I-16 and I-75 interchange, allowing easy access to the main thoroughfares to Atlanta and Savannah.

NEIGHBORS

Neighbors include Pecan Hills, Elbethel Baptist Church, Langford Allergy, Lynne Garrard Electrolysis, Lake Country Dental Care, Morning Grind, Georgia College & State University, and many more retail and restaurant establishments in downtown Milledgeville.



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