

**161± Acres For Sale**  
**2000 North Jefferson Street**  
**Milledgeville, GA 31061**



Summary

Area Info

Aerial

Survey



**CONTACT**

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## PROPERTY INFORMATION

### BUILDING

**Property Address:** 2000 North Jefferson Street  
Milledgeville, GA 31061

**County:** Baldwin

**Taxes:** \$3,173.58 (2024 est.)

**Topography:** Gently Rolling

**Frontage:** Tract A: 1,891' ±

**Utilities:** County water & sewer available

**Traffic Count:** 12,000 Vehicles Per Day

### SITE

**Site Size:** 161± Acres (3 tracts)

**Parcel ID:** 087 003

**Zoning:** None – Located in Baldwin County

Demographics 2024	1 Mile	3 Miles	5 Miles
Population	1,614	12,452	26,885
Avg HH Income	\$125,238	\$118,048	\$97,614
Median Age	40.1	34.2	34.8

# SALE PRICE: \$10,000/Acre

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## PROPERTY INFORMATION

### DESCRIPTION

Ideal for residential subdivision or estate lots, with frontage that is ideal for commercial development. Property is comprised of three tracts, and frontage is available on both sides of North Jefferson Street. Property has gently rolling topography, and county water and sewer are available.

### LOCATION

Located in Baldwin County. 5 minutes to downtown Milledgeville, Oconee Regional Hospital, the Highway 441 retail corridor, Kroger, and Aubri Lane's at The Club at Lake Sinclair. Nearby businesses include Milledgeville Country Club, Kroger, Biba's Italian Restaurant, and Exchange Bank.



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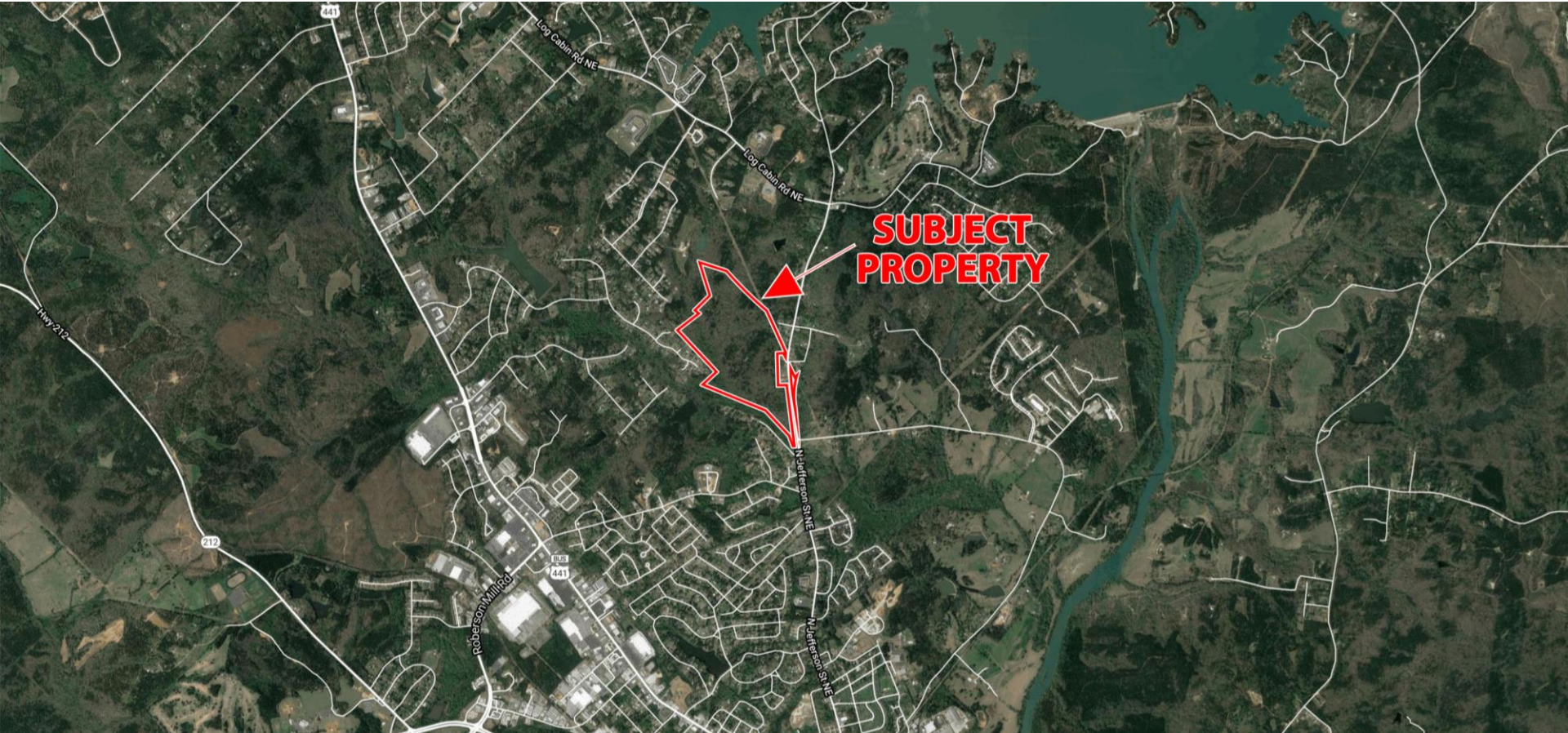
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## AERIAL



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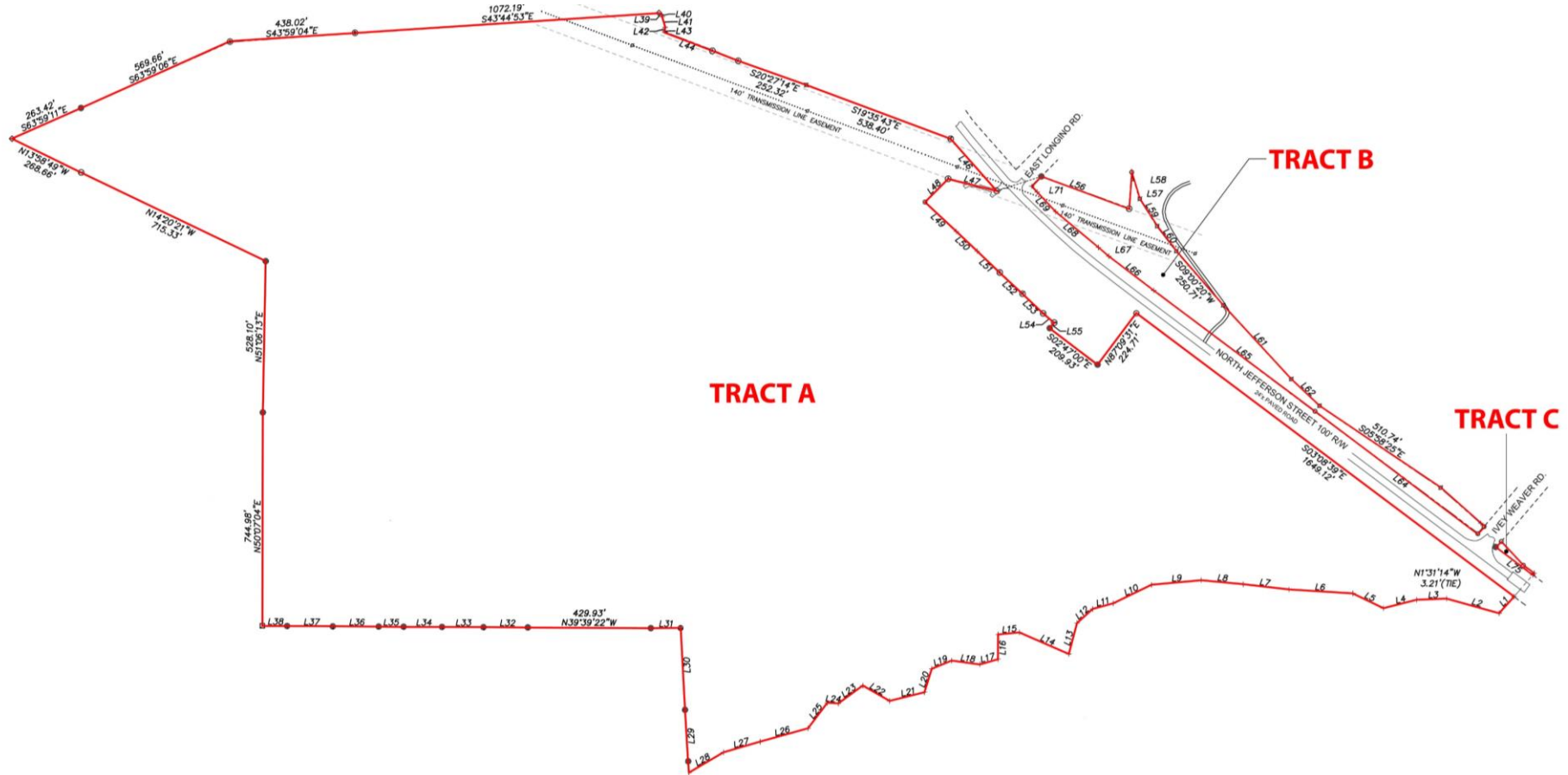
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## SURVEY



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