

OFFICE BUILDING FOR SALE

138 Spring Street
Macon, GA 31201



Summary

Area Info

Floor Plan

Aerial

Site Map



SALE PRICE: \$250,000.00

CONTACT

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PROPERTY INFORMATION

BUILDING

Property Address: 138 Spring Street
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Total Size: 2,520 SF

Year Built: 1950, remodeled 2020

Taxes: \$2,960 (2025 Est.)

Utilities: All available

Frontage: 40' - Spring Street

Parking: Front (4 spaces), Rear (8 spaces)

Traffic Counts: Spring Street - 8,680 VPD
Riverside Drive - 12,600 VPD
I-16 - 52,100 VPD

SITE

Site Size: 0.1 AC

Parcel ID: Q074-0113

Zoning: CBD-2

SALE PRICE: \$250,000.00

Demographics 2025	3 Miles	5 Miles	10 Miles
Population	40,300	83,129	165,451
Avg HH Income	\$58,023	\$64,601	\$84,178
Median Age	35.0	35.3	36.8

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Freestanding 2,520 SF office building is now available for sale! Formerly a cabinet and kitchen design shop, property is ideal for office, retail, or service business use due to its CBD-2 zoning. Floor plan includes a foyer, 6 private offices, 3 partially open offices/workspaces, conference room, break room, and restroom, and has 12 parking spaces on-site, 4 in the front, 8 in the rear of the building. Billboards on building also generate income, contact agent for details.

Convenient to I-75, I-16, and Riverside Drive, this property has excellent visibility to Spring Street and Riverside Drive. Nearby businesses in the area include Krystal, Zaxby's, Burger King, Waffle House, Checkers, ARC Document Solutions, Speir Electric, Adams, Jordan, & Herrington PC, Oakbridge Insurance, Glass Service Center of Macon, Mercer Law School, Coleman Hill Park, and many local and national restaurants and retail locations.



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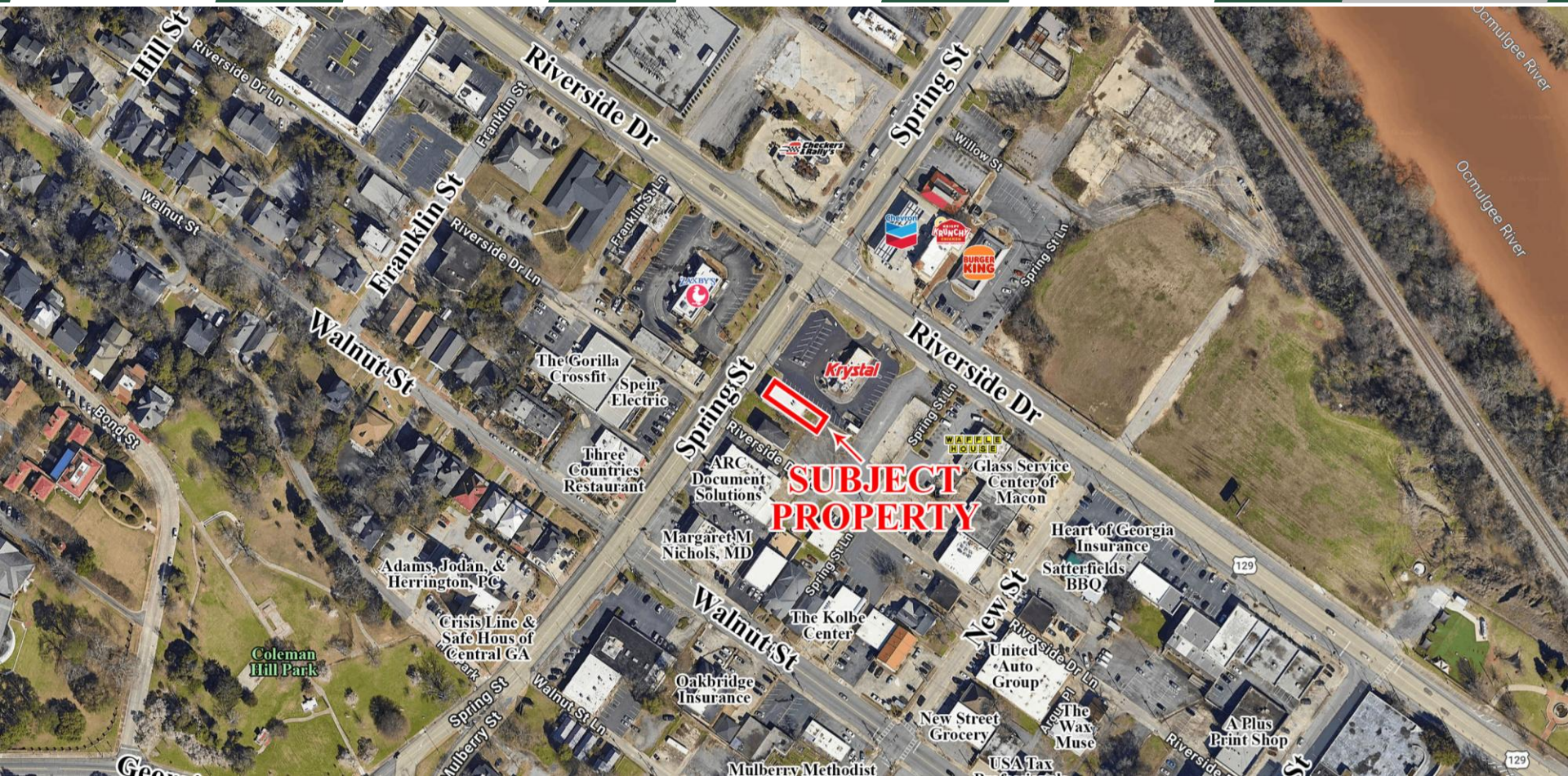
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