

Medical Office For Sale

641 W. Thomas Street
Milledgeville, GA 31061



- Lot Size:** 1.9 acres
Building Size: 6,006 sf
Frontage: 160'±
Depth: 600'±
Built: 1992
Taxes: \$10,604.65
Utilities: All available
Zoning: CC
Parking: 55 spaces
Neighbors: Other medical offices

Sales Price: \$495,000

Notes:

- Building has large lobby/waiting room/reception area, business office, 12 treatment rooms, a lab, work-up area, 10 restrooms, 4 physician offices (with private restroom & shower), procedure room, testing room, 2 nurses stations, x-ray room and breakroom.
- Office has plenty of storage
- Located just off North Columbia & less than 2 minutes (.7 miles) to Navicent Hospital and downtown Milledgeville. Convenient to Georgia College & State University, Georgia Military College and the courthouse.

**FOR MORE
INFORMATION
CONTACT**

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478-960-4080 (C)
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Patty Burns, CCIM, ALC
478-746-9421 (O)
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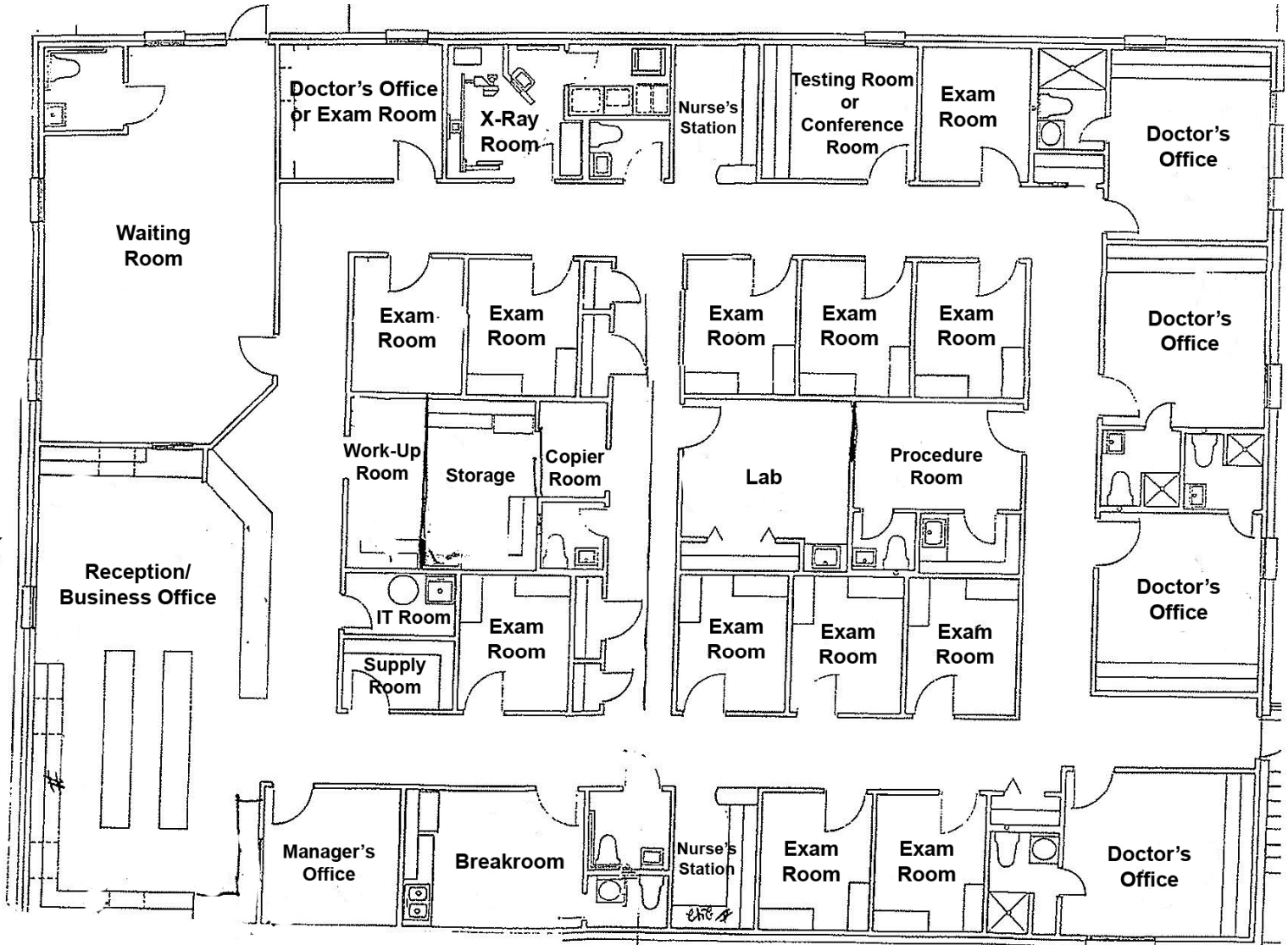
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577 Mulberry St, Suite 1100 * P.O. Box 310 * Macon, GA 31202 | Phone (478) 746-9421 | Fax (478) 742-2015

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Floor Plan



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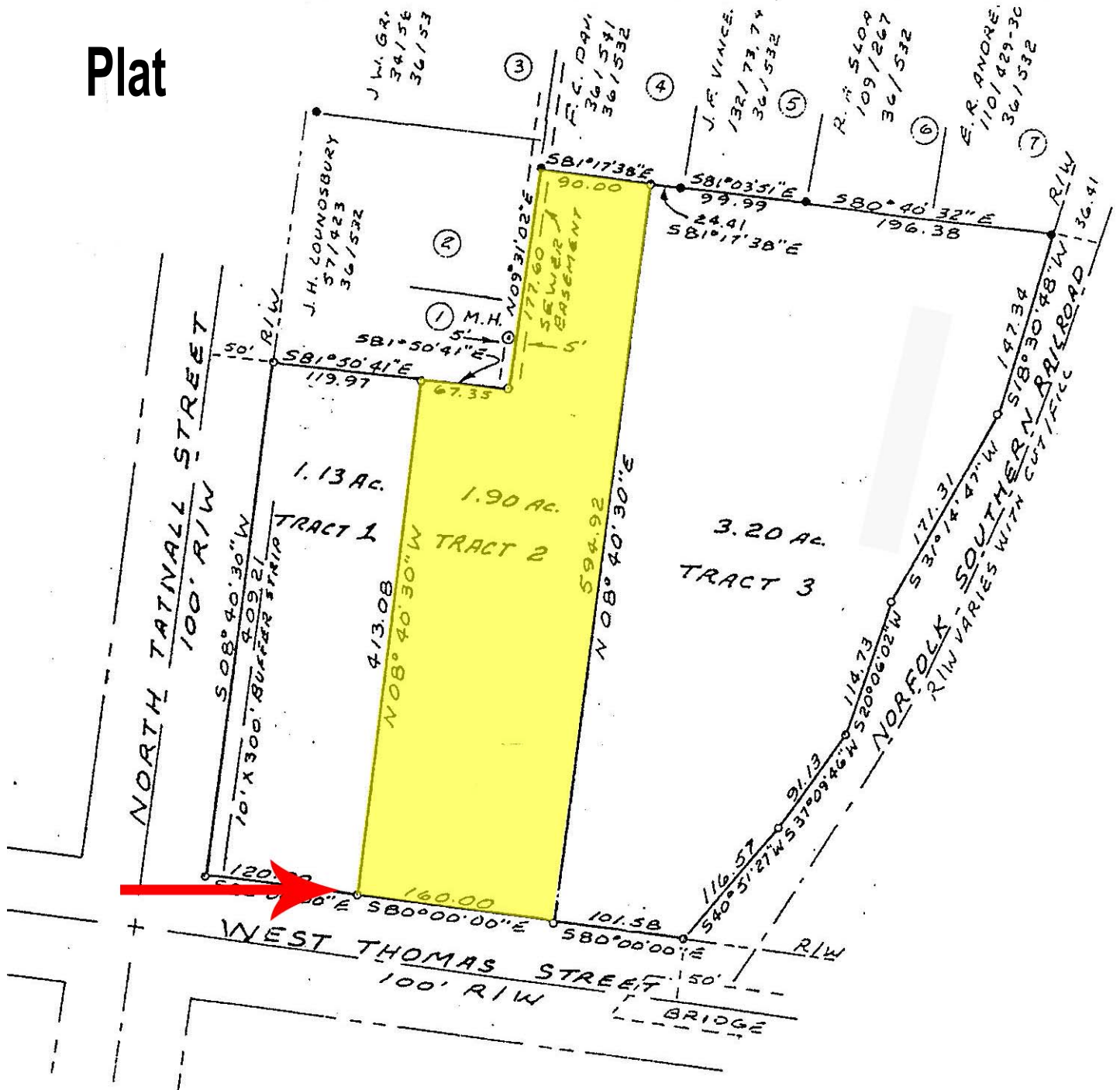
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Plat



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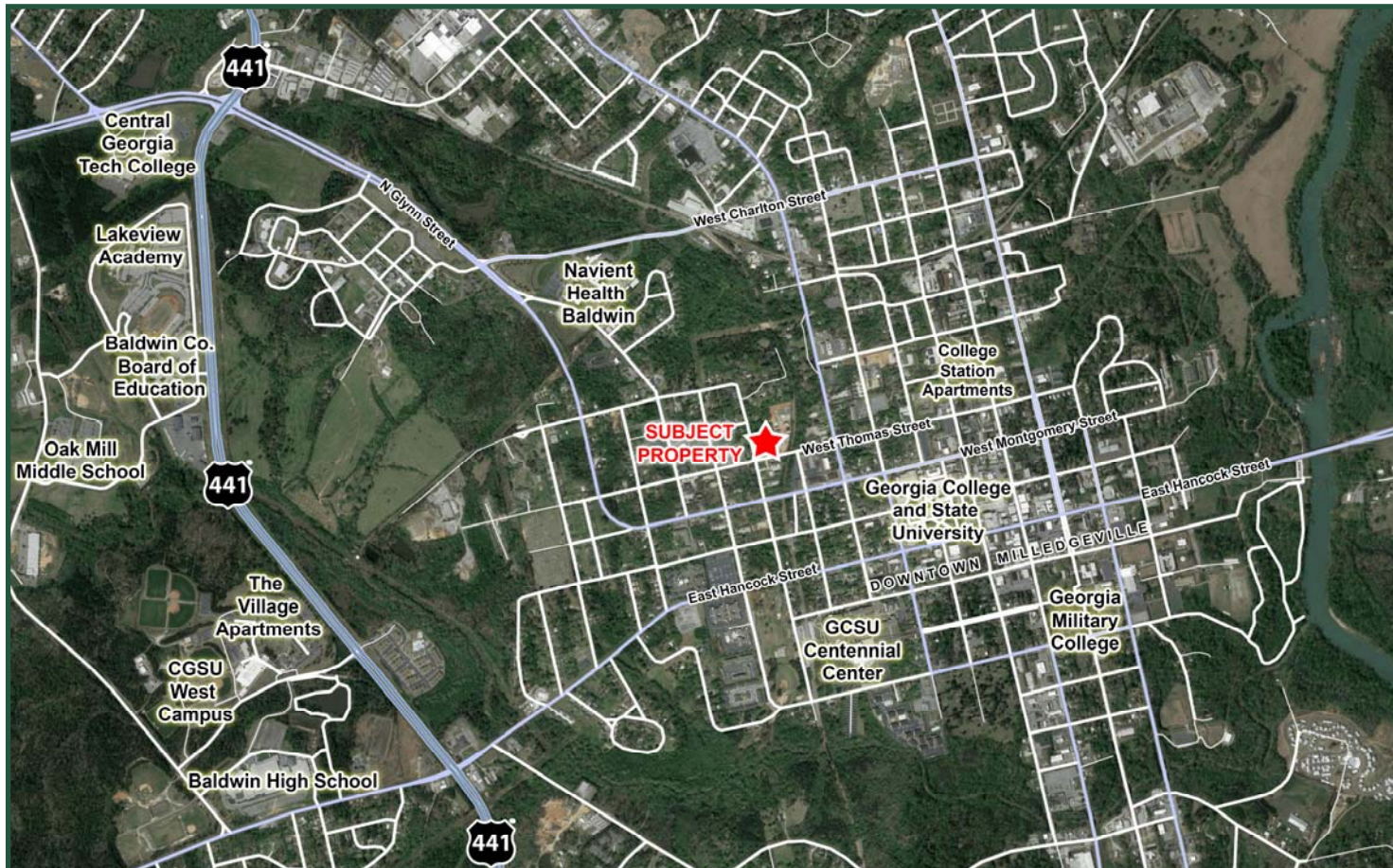
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Aerial



Demographics

2018	3 Miles	5 Miles	10 Miles
Population	22,794	30,953	46,601
Avg. HHI	\$44,703	\$50,670	\$57,603
Median Age	31.7	33	35.3

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