

Office Space For Lease

471 S Main St, Cleveland, GA 30528



Property Highlights

- Two Suites Available
- First floor dental office - 1,500 Square Feet \$2,500 per month
- Can be converted to traditional office use
- Four operatories with required plumbing and electrical infrastructure in place
- Reception and waiting room area
- Dedicated X-ray/imaging area
- Two restrooms
- One private office
- One operatory could be converted to office
- Monument signage available
- Kitchen/break room
- Suite 210 & 220: 1,200 Square Feet \$1,500 per month. Second floor office space with one restroom

Offering Summary

Lease Rate:	\$1,500 - 2,500 per month (NNN)
Available SF:	1,200 - 1,500 SF
Lot Size:	48,932 SF
Building Size:	3,748 SF

Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	129	412	1,138
Total Population	314	1,021	3,185
Average HH Income	\$78,516	\$78,183	\$78,894

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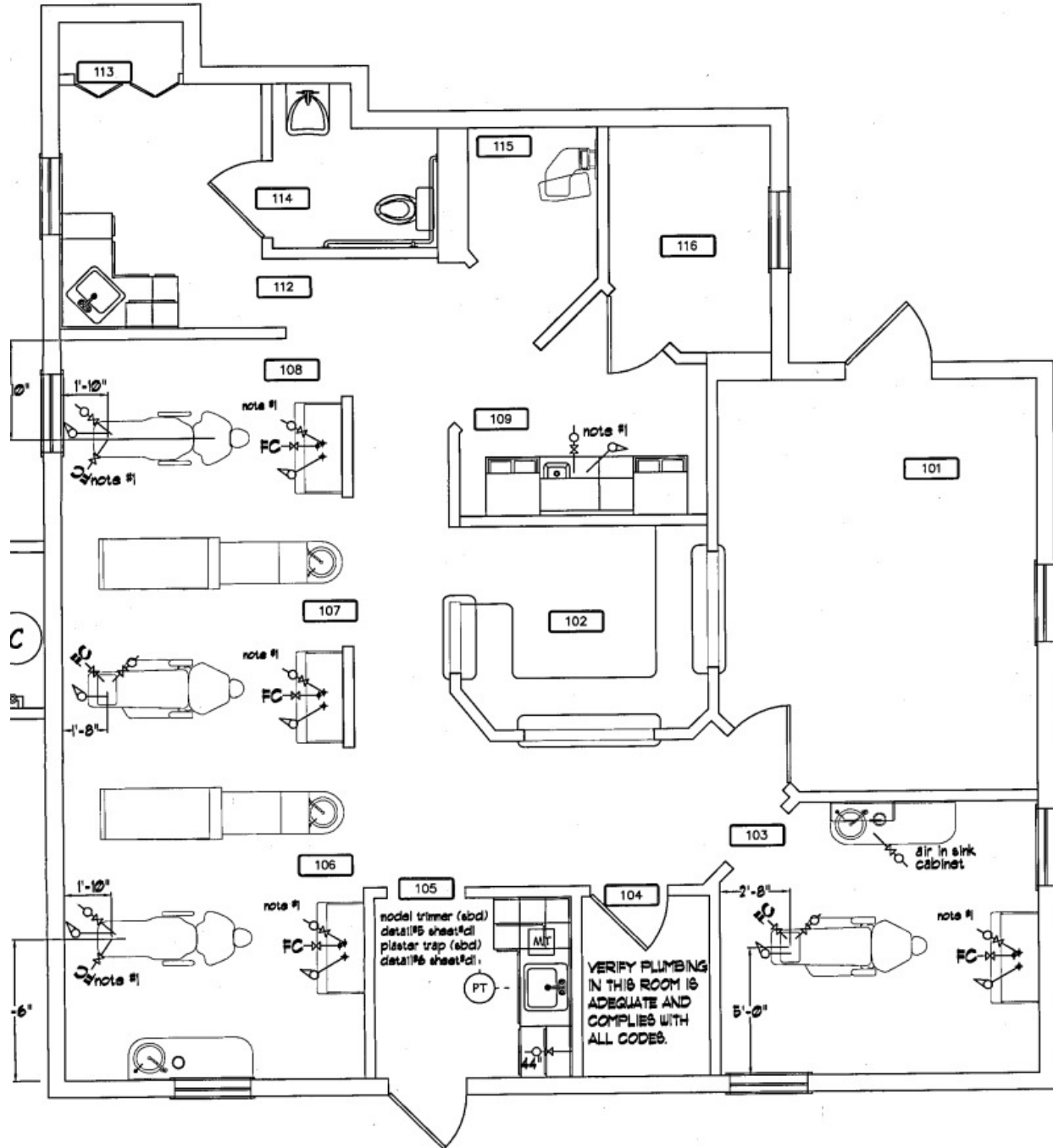
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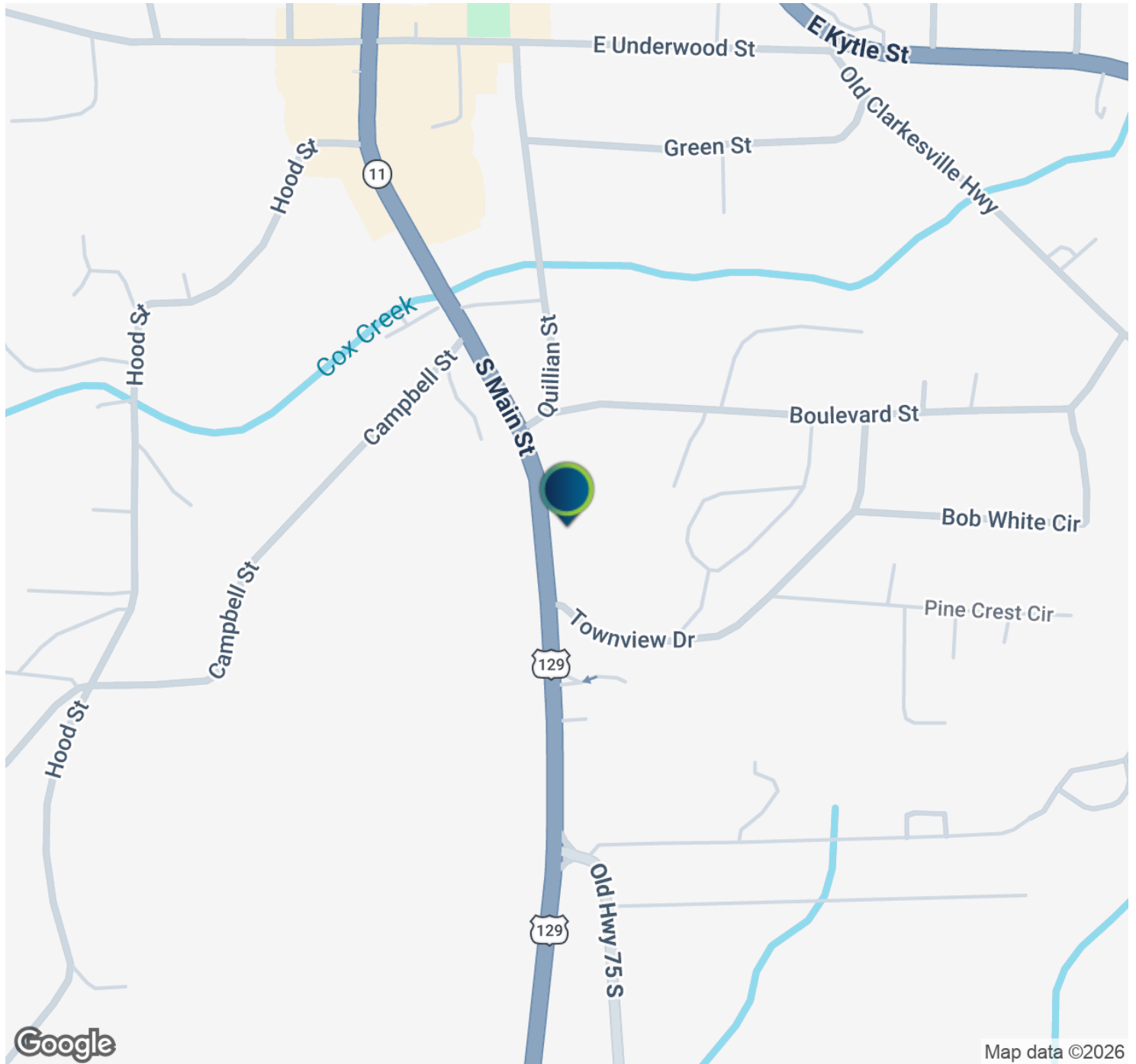
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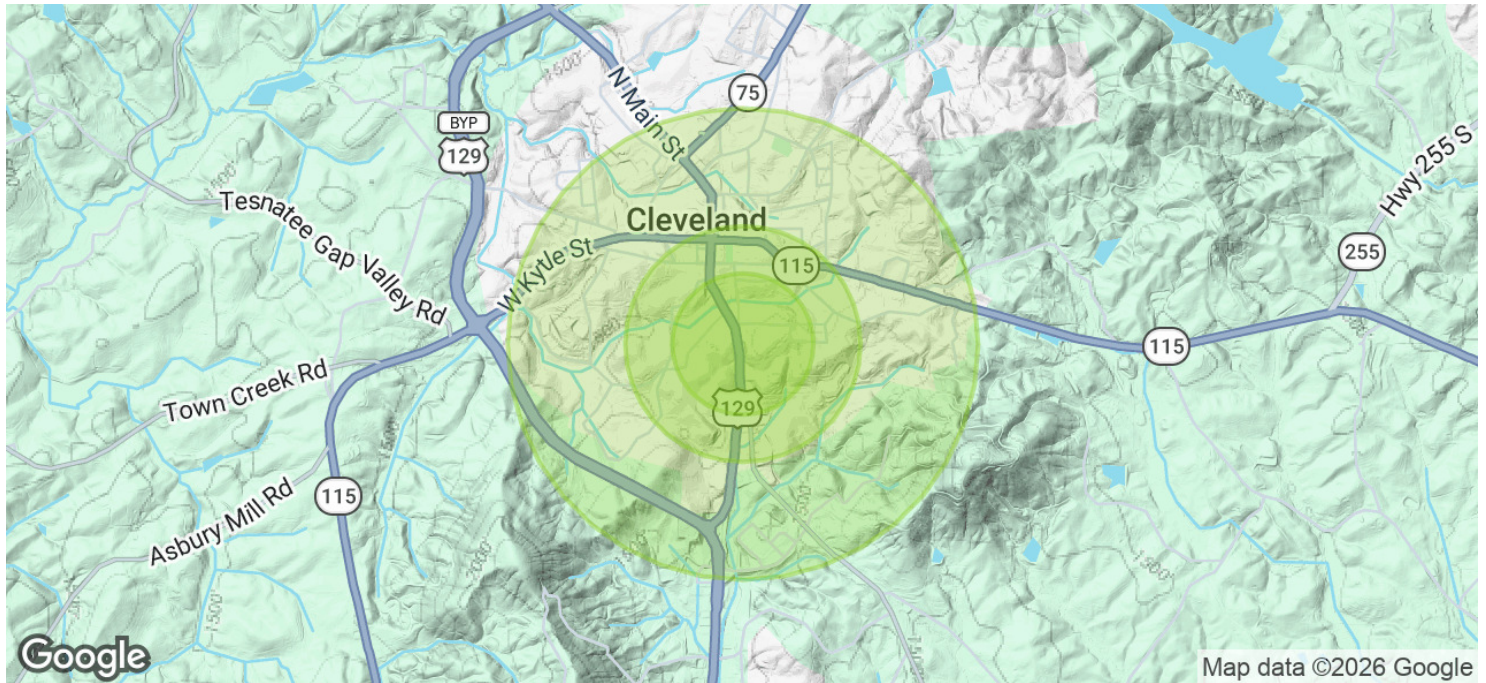
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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	314	1,021	3,185
Average Age	40	40	38
Average Age (Male)	38	38	36
Average Age (Female)	42	41	39

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	129	412	1,138
# of Persons per HH	2.4	2.5	2.8
Average HH Income	\$78,516	\$78,183	\$78,894
Average House Value	\$255,895	\$264,118	\$305,007

2020 American Community Survey (ACS)

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