

# SALE

**1933 TALMADGE RD**  
1933 Talmadge Rd Allenhurst, GA 31301



## PROPERTY DESCRIPTION

The church was built in 1987. The addition was built in 2005. This church has a beautiful sanctuary with a baptistery and changing rooms. There are 13 rooms available for classrooms, a Pastor Study, Church Office and a nursery. There is also a children's church area with pews. The large fellowship hall comes complete with a kitchen and storage. There are two storage sheds out back. Utilities are available for putting a mobile home on the property for the Parsonage

## PROPERTY HIGHLIGHTS

## OFFERING SUMMARY

Sale Price:	\$550,000
Lot Size:	90,823 SF
Building Size:	9,726 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	50	161	481
Total Population	118	390	1,204
Average HH Income	\$80,100	\$79,323	\$75,937

**Jimmy Shanken, CCIM, CIPS, RSPS**  
(912) 408-4040



**COLDWELL BANKER  
COMMERCIAL**  
SOUTHERN COAST

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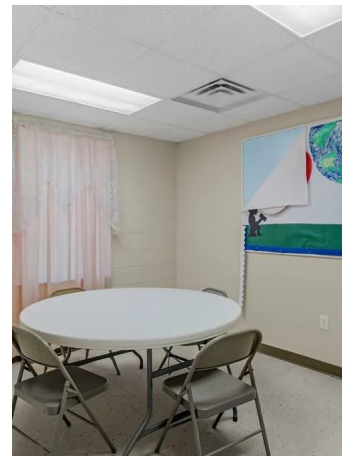
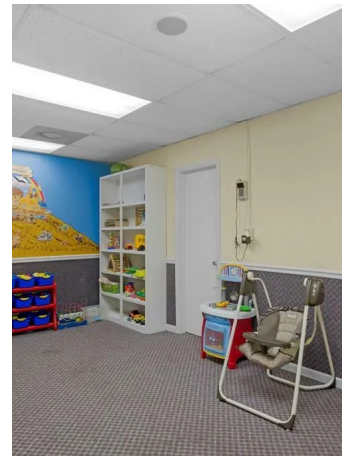
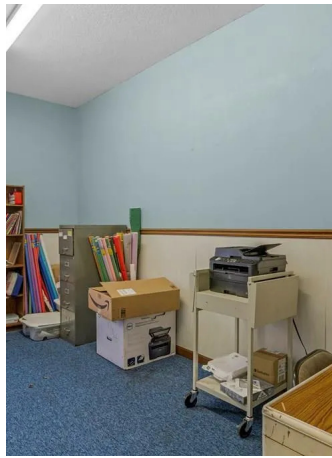
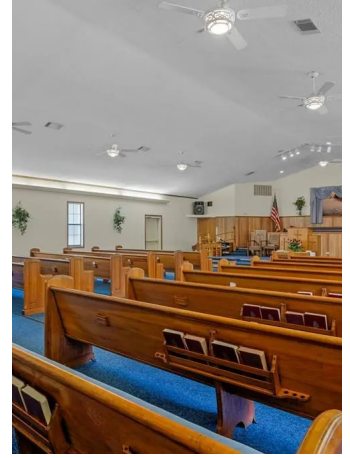
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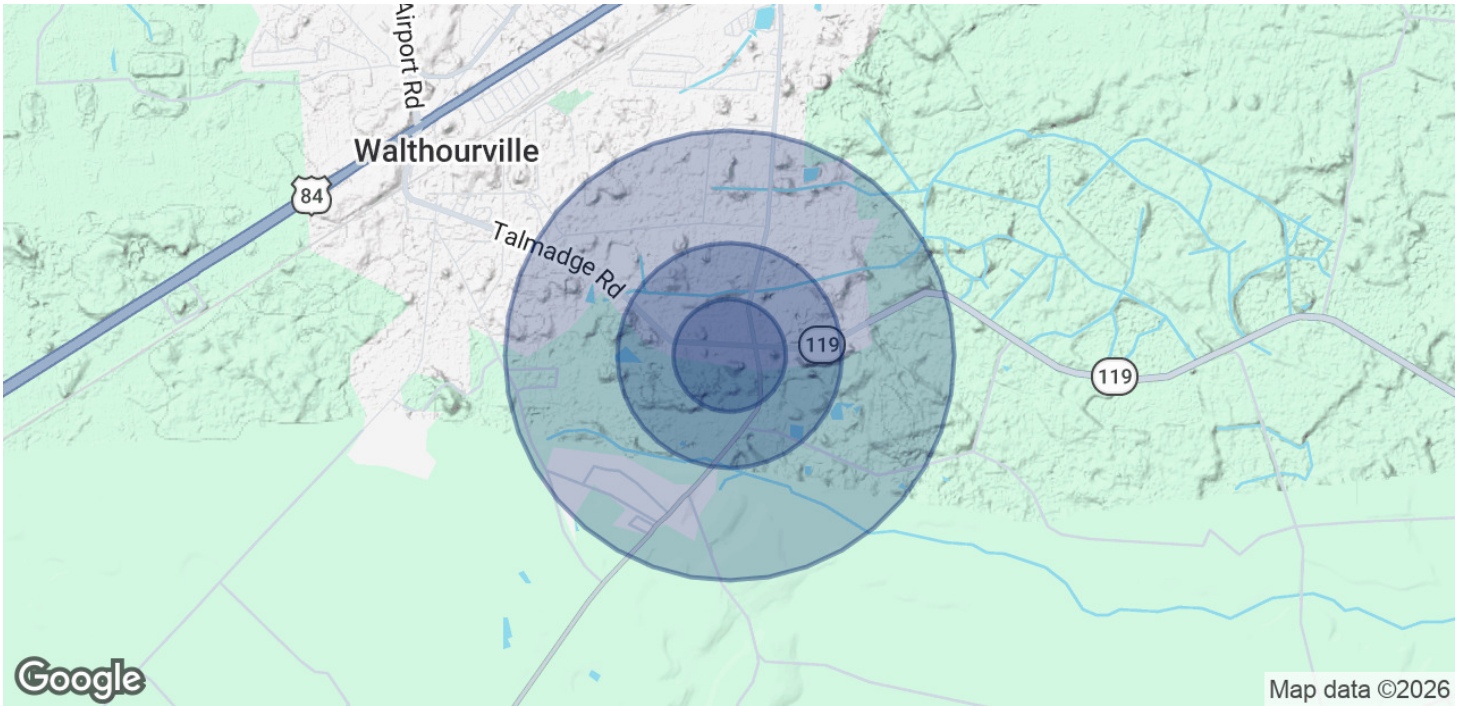


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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	118	390	1,204
Average Age	38.2	36.7	35.2
Average Age (Male)	42	40.6	38.8
Average Age (Female)	37	35.7	34.3

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	50	161	481
# of Persons per HH	2.4	2.4	2.5
Average HH Income	\$80,100	\$79,323	\$75,937
Average House Value	\$104,561	\$116,902	\$143,795

2023 American Community Survey (ACS)

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