



EXECUTIVE SUMMARY
US HWY 319
 THOMASVILLE, GA 31757



OFFERING SUMMARY

Sale Price:	\$795,000
Lot Size:	1.5 Acres
APN:	045 137
Zoning:	Commercial

PROPERTY OVERVIEW

1.5 (+/-) acres for sale fronting US HWY 319 in Thomasville, GA. This busy retail corridor is home to many national brands including Walmart, Dollar General, Walgreens, McDonald's, Taco Bell and more.

Property sits adjacent to Murphy Oil, First Commerce Credit Union, and 17+/- acres that is home to a future residential development.

PROPERTY HIGHLIGHTS

- Commercial zoned parcel with city utilities available to the site
- Access off HWY 319
- Parcel size can be increased if more land is needed

[Click Here for Zoning Information](#)

Trey DeSantis
 850.766.6868
 trey@tlgproperty.com

TLG REAL ESTATE SERVICES
 3520 Thomasville Road, Suite 200, Tallahassee, FL 32309
 850.385.6363





RETAILER MAP US 319 LARGE

US HWY 319

THOMASVILLE, GA 31757



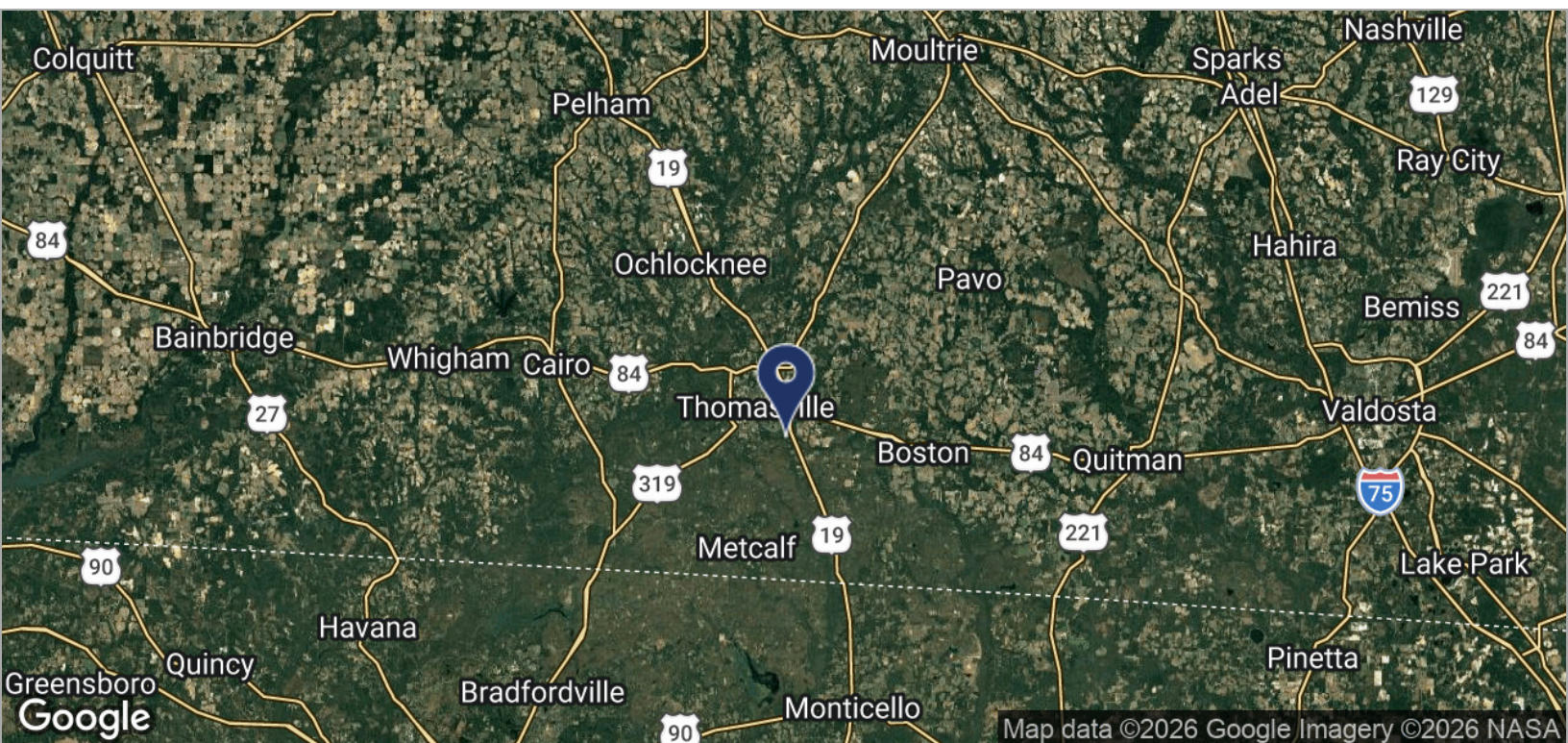
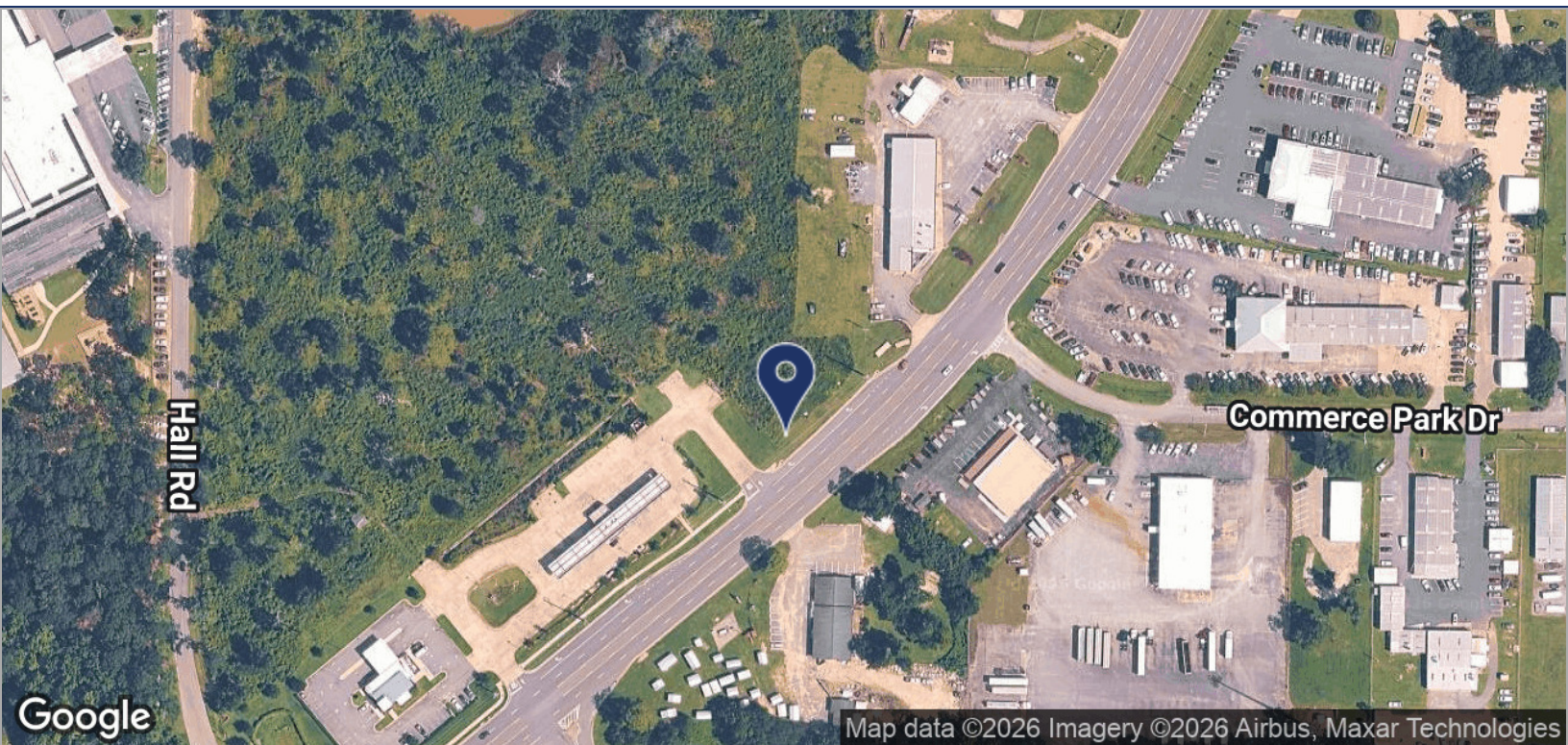
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LOCATION MAPS
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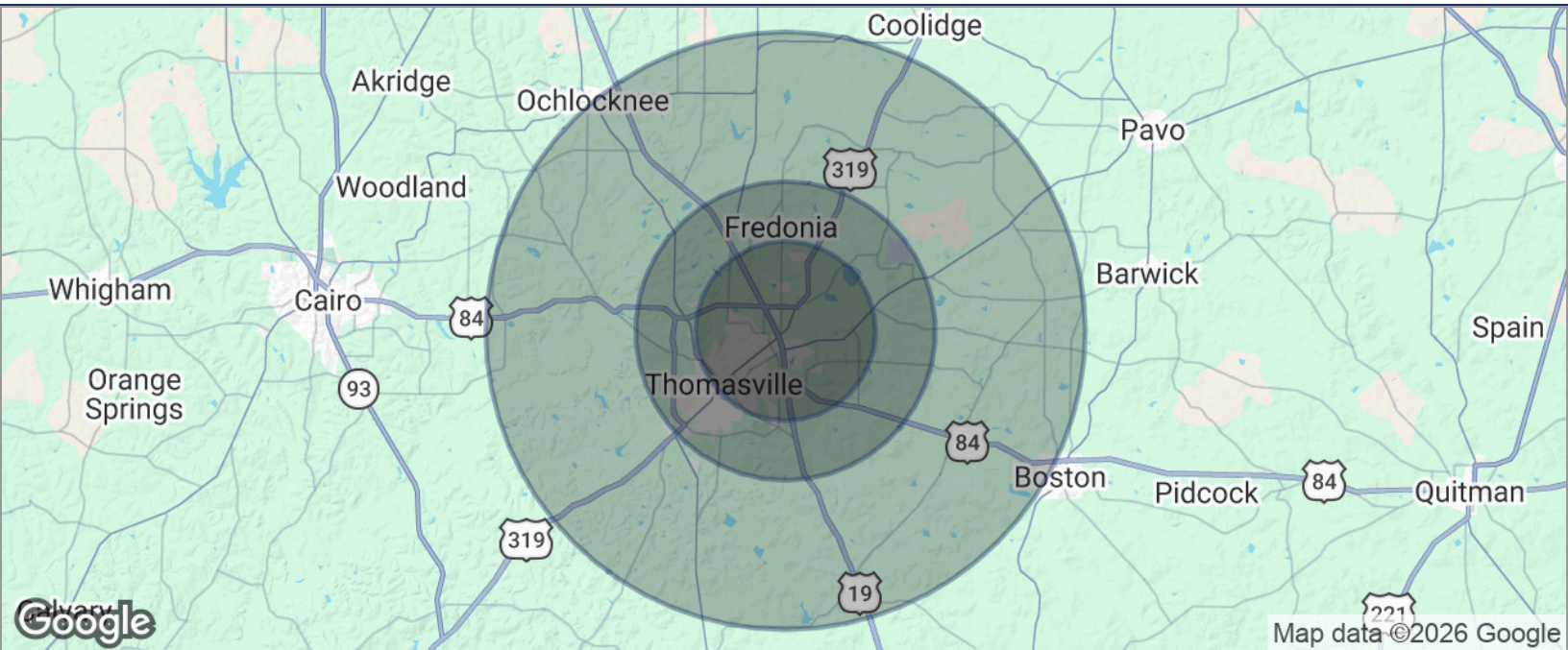




DEMOGRAPHICS MAP

US HWY 319

THOMASVILLE, GA 31757



POPULATION	3 MILES	5 MILES	10 MILES
TOTAL POPULATION	11,089	20,158	37,043
MEDIAN AGE	38.6	39.0	38.7
MEDIAN AGE (MALE)	35.3	37.3	37.5
MEDIAN AGE (FEMALE)	40.8	40.7	39.9
HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
TOTAL HOUSEHOLDS	4,661	8,405	14,757
# OF PERSONS PER HH	2.4	2.4	2.5
AVERAGE HH INCOME	\$54,348	\$54,955	\$54,542
AVERAGE HOUSE VALUE	\$182,084	\$196,281	\$194,378

* Demographic data derived from 2020 ACS - US Census

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