

# FOR LEASE

Two Available Spaces  
3656 Eisenhower Pkwy  
Macon, GA 31206



**Available:** Suite 1: 21,615 sf - Showroom / Warehouse  
Suite 4: 1,065 sf - Ideal for office, tax services, insurance, or loan company

**Zoning:** C-2 (Commercial)

**Parking:** Ample common area

**Utilities:** All available

**Traffic:** 19,600 VPD

**Tenants:** Haverty's Furniture and Haverty's Outlet Center

**Nearby**

**Businesses:** The Macon Mall, Applebee's, Lowe's and Central GA Technical College

**Notes:** • Convenient to I-75 and I-475.

• In site of the new amphitheater coming soon to the Macon Mall.

DEMOS 2021	3 miles	5 miles	10 miles
Population	53,253	87,546	168,1780
Average HH Income	\$42,587	\$56,547	\$65,767
Median Age	32.9	34.8	36.9

## LEASE PRICE:

**Suite 1: \$6.00/psf GROSS Warehouse/Showroom**

**Suite 4: \$10.00/psf GROSS Office/Retail**

Landlord pays taxes, insurance and common area. Tenant pays own utilities

**FOR MORE  
INFORMATION  
CONTACT**

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478-746-9421 (O)  
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577 Mulberry St, Suite 1100 \* P.O. Box 310 \* Macon, GA 31202 | Phone (478) 746-9421 | Fax (478) 742-2015

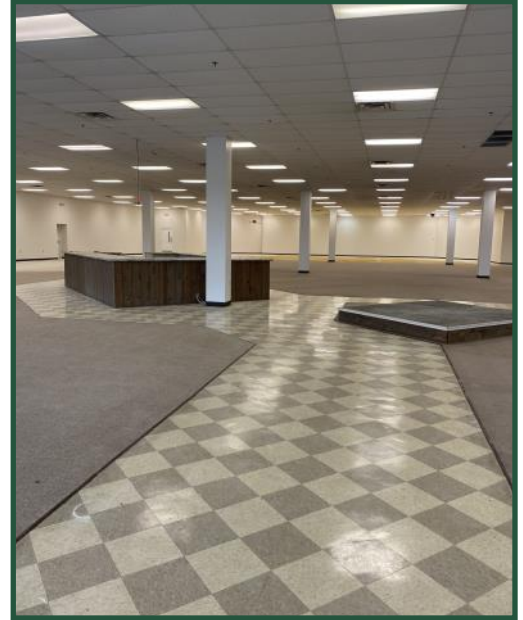
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**Suite 1**  
**Showroom/  
Warehouse Space**  
**21,615 SF**



**Suite 4**  
**Office/Retail Space**  
**1,065 SF**



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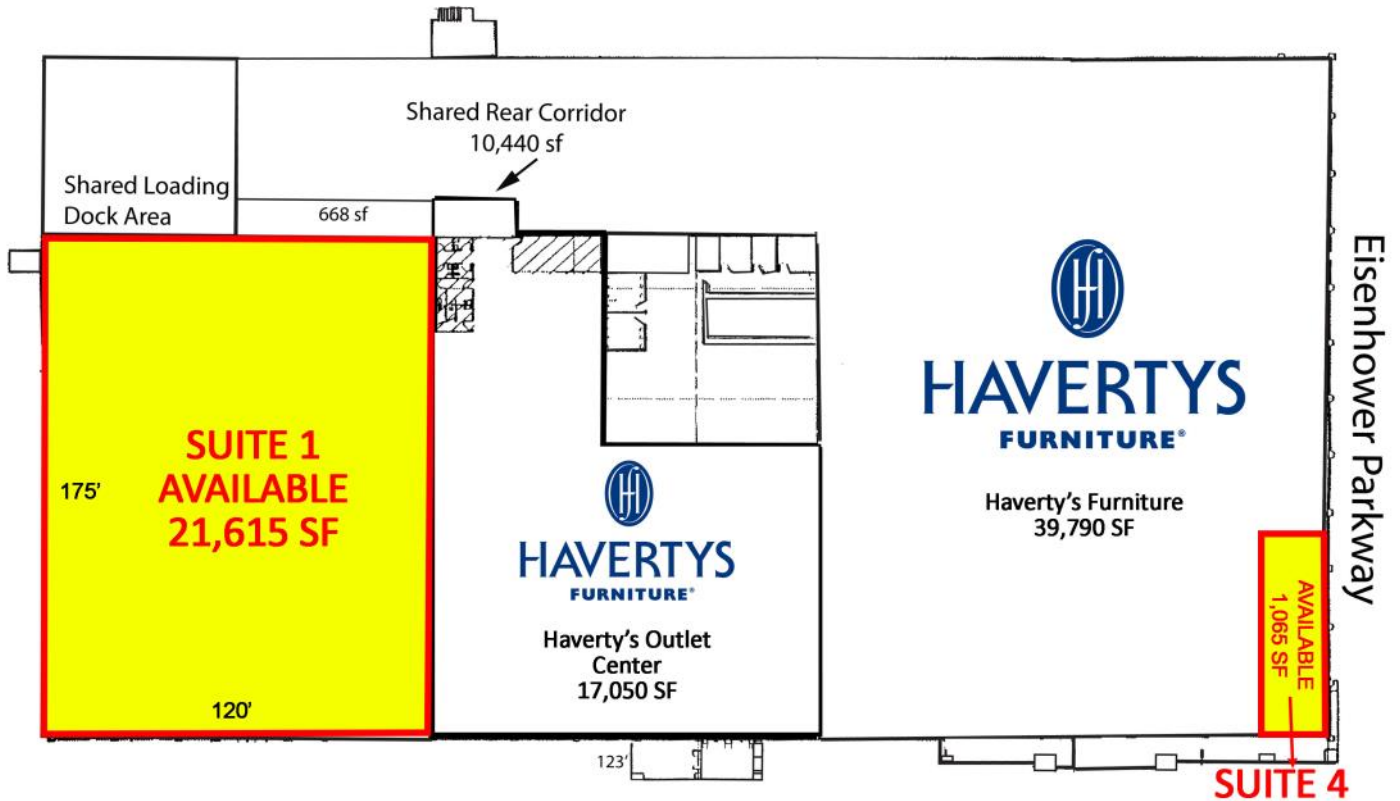
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