

RETAIL PROPERTY FOR SALE

FRED'S

59 FRONTAGE RD MACON, MS 39341

SPEED
COMMERCIAL
REAL ESTATE



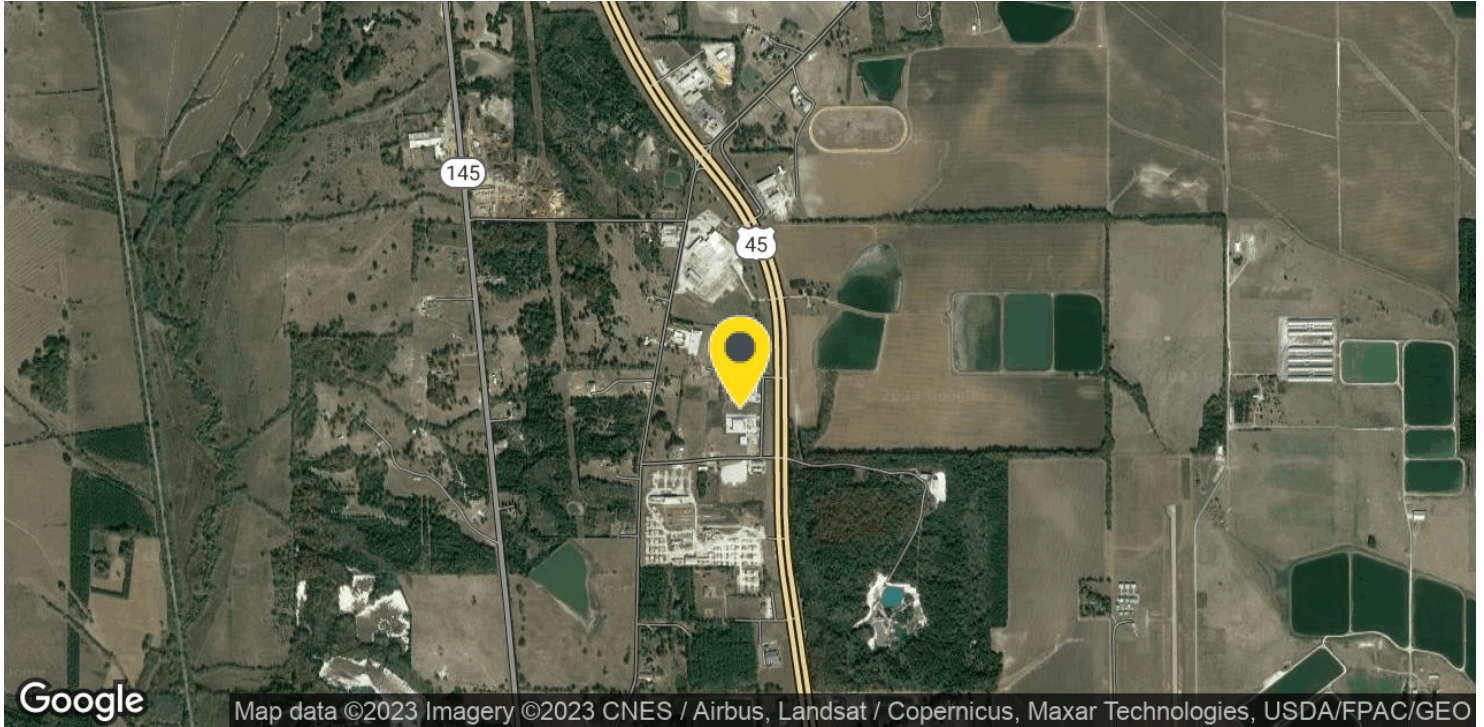
JEFF SPEED, CCIM
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SPEED COMMERCIAL REAL ESTATE

601.987.0202 | 805 South Wheatley | Ridgeland, MS 39157 | speedcres.com

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PROPERTY DESCRIPTION

Cash to Seller

LOCATION DESCRIPTION

*Additional locations available for sale in Houston & Heflin, Alabama.

OFFERING SUMMARY

Sale Price:	\$499,000
Number of Units:	1
Lot Size:	2.82 Acres
Building Size:	16,000 SF

DEMOGRAPHICS	5 MILES	10 MILES	30 MILES
Total Households	1,303	2,497	46,214
Total Population	3,792	7,137	121,810
Average HH Income	\$32,877	\$33,537	\$44,891

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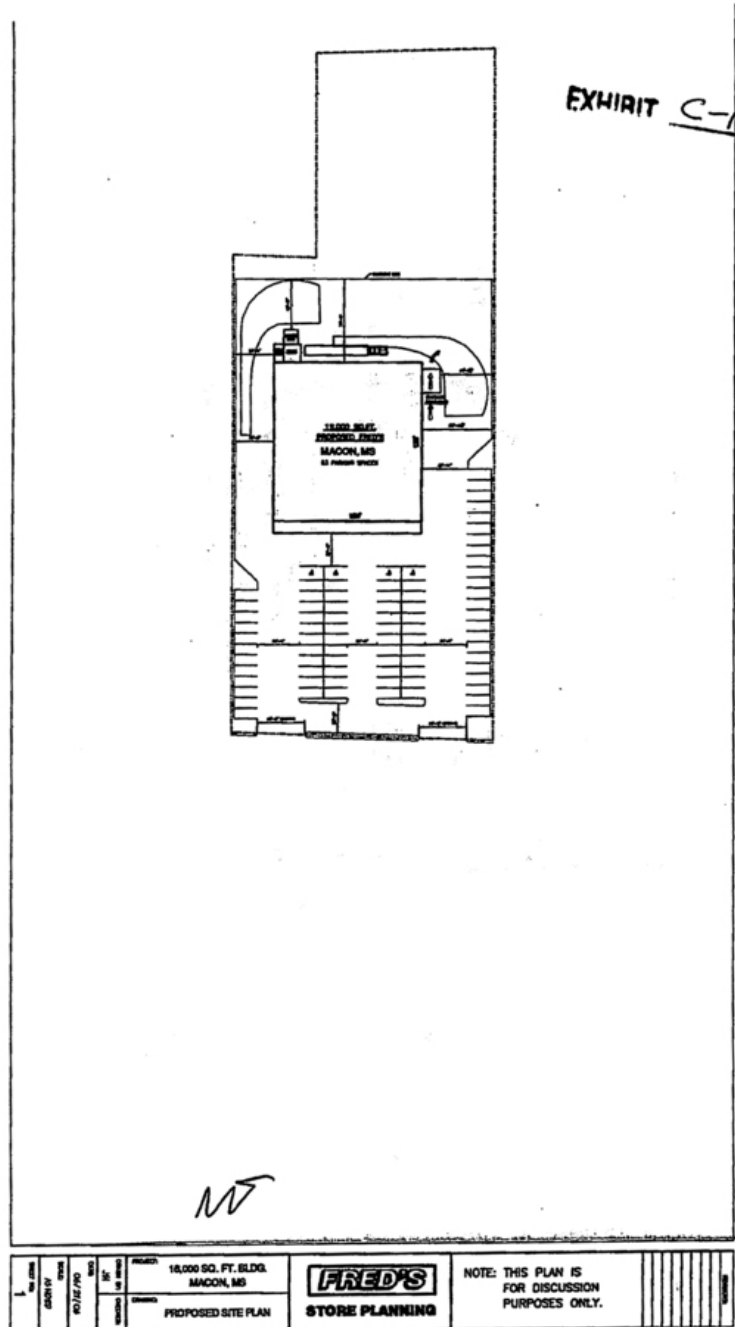
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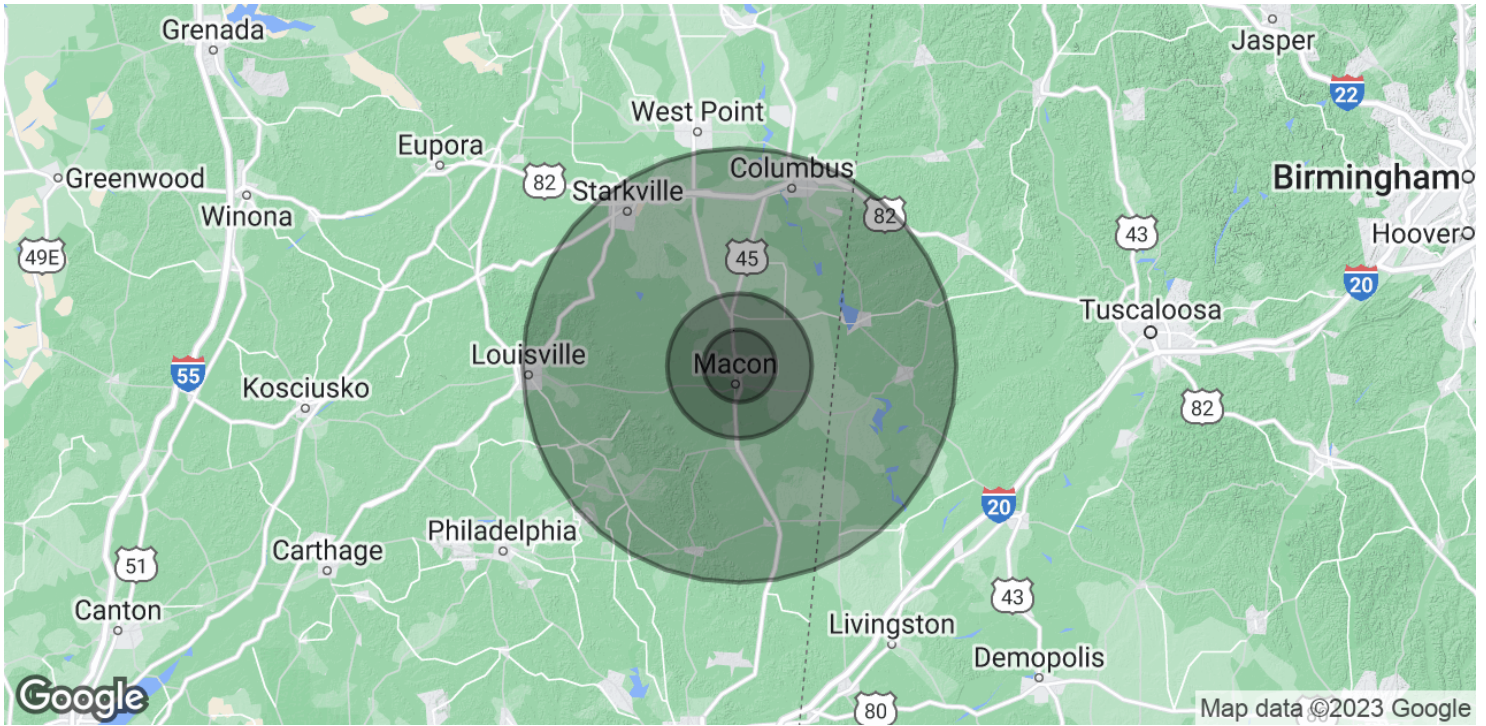
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POPULATION	5 MILES	10 MILES	30 MILES
Total Population	3,792	7,137	121,810
Average age	32.1	34.9	33.6
Average age (Male)	27.6	30.7	31.2
Average age (Female)	35.6	37.6	35.7
HOUSEHOLDS & INCOME	5 MILES	10 MILES	30 MILES
Total households	1,303	2,497	46,214
# of persons per HH	2.9	2.9	2.6
Average HH income	\$32,877	\$33,537	\$44,891
Average house value	\$80,800	\$79,936	\$118,331

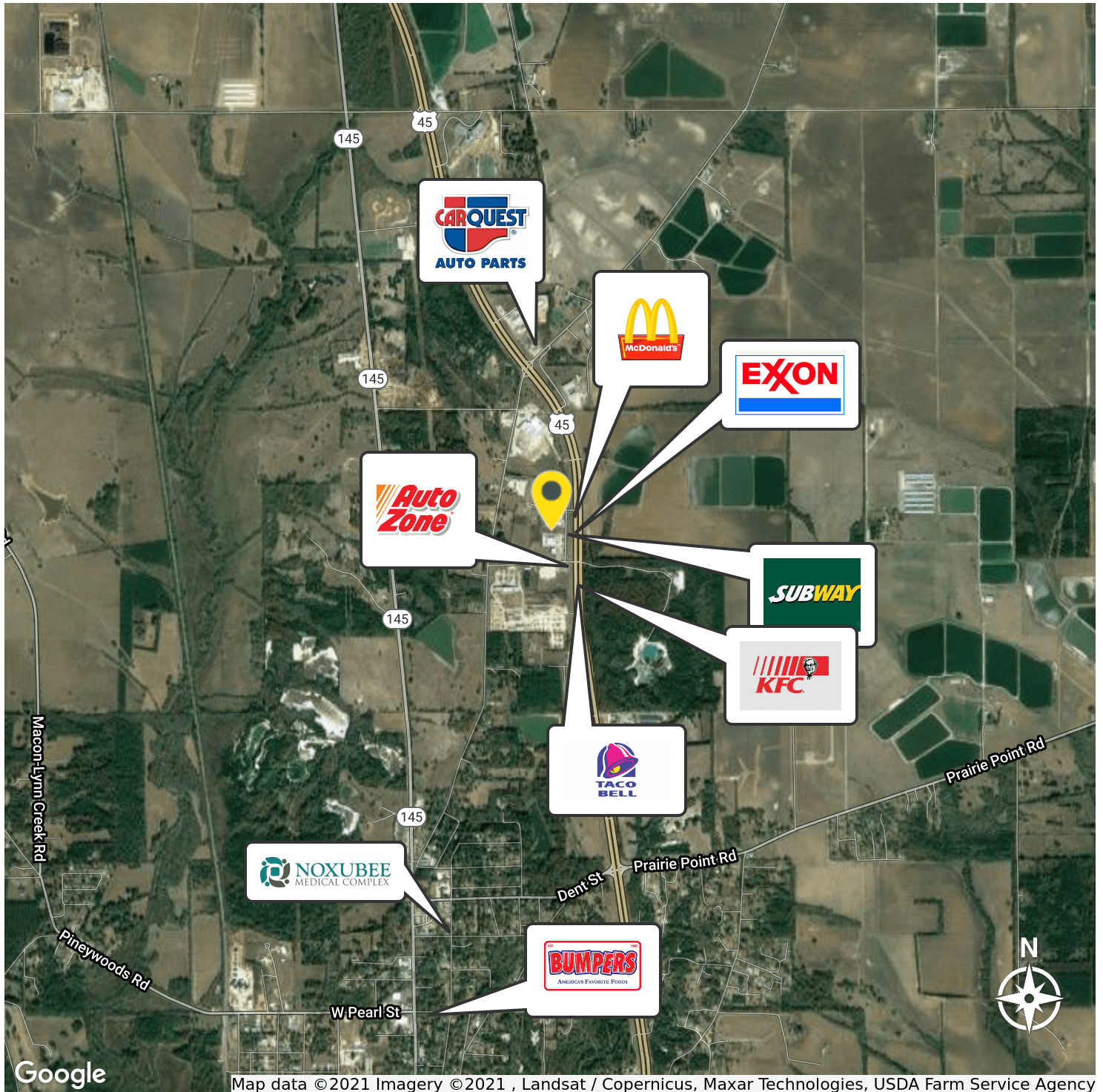
* Demographic data derived from 2020 ACS - US Census

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President | CCIM

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MS #16810

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