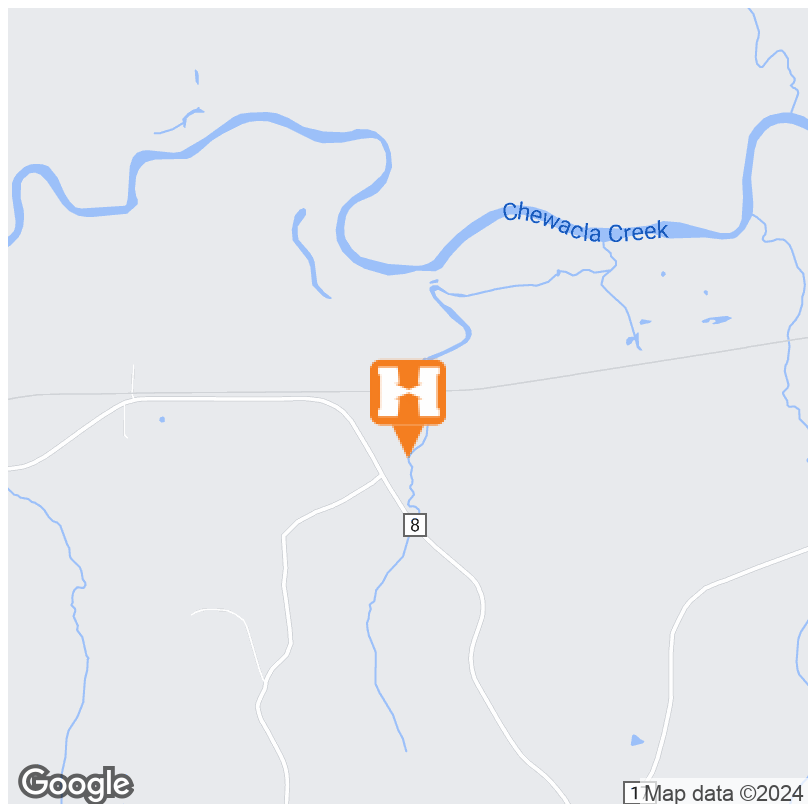


0000 COUNTY ROAD 8 - 68 ACRES | AGRICULTURAL FOR SALE

# EXECUTIVE SUMMARY



## OFFERING SUMMARY

Sale Price:	\$450,000
Lot Size:	68 Acres
Price / Acre:	\$6,618
Zoning:	Ag1

## PROPERTY OVERVIEW

Undeveloped land available now in Tuskegee, Macon County. This property is agriculturally/residentially zoned and would be a prime location for a new subdivision or apartment complex or a start up farm. Investors, can have their pick of ways to develop and better the historic city of Tuskegee. Easy access to and from highway I85. Clear and Marketable Title. Parcel number 09-01-11-0-000-004-0000. For more information call Kimberly Johnson at 334-439-8564 or Rasheena Jones at 334-603-1556.



**PAUL HODGES**  
paul.hodges@hodgeswarehouse.com  
334.315.1382

**THE RIGHT PLACE.  
THE RIGHT SPACE.**

\*All information is from sources deemed reliable, but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, or other conditions, such as prior sales or withdrawal without notice by Hodges Commercial Real Estate, Inc. or the Owner.

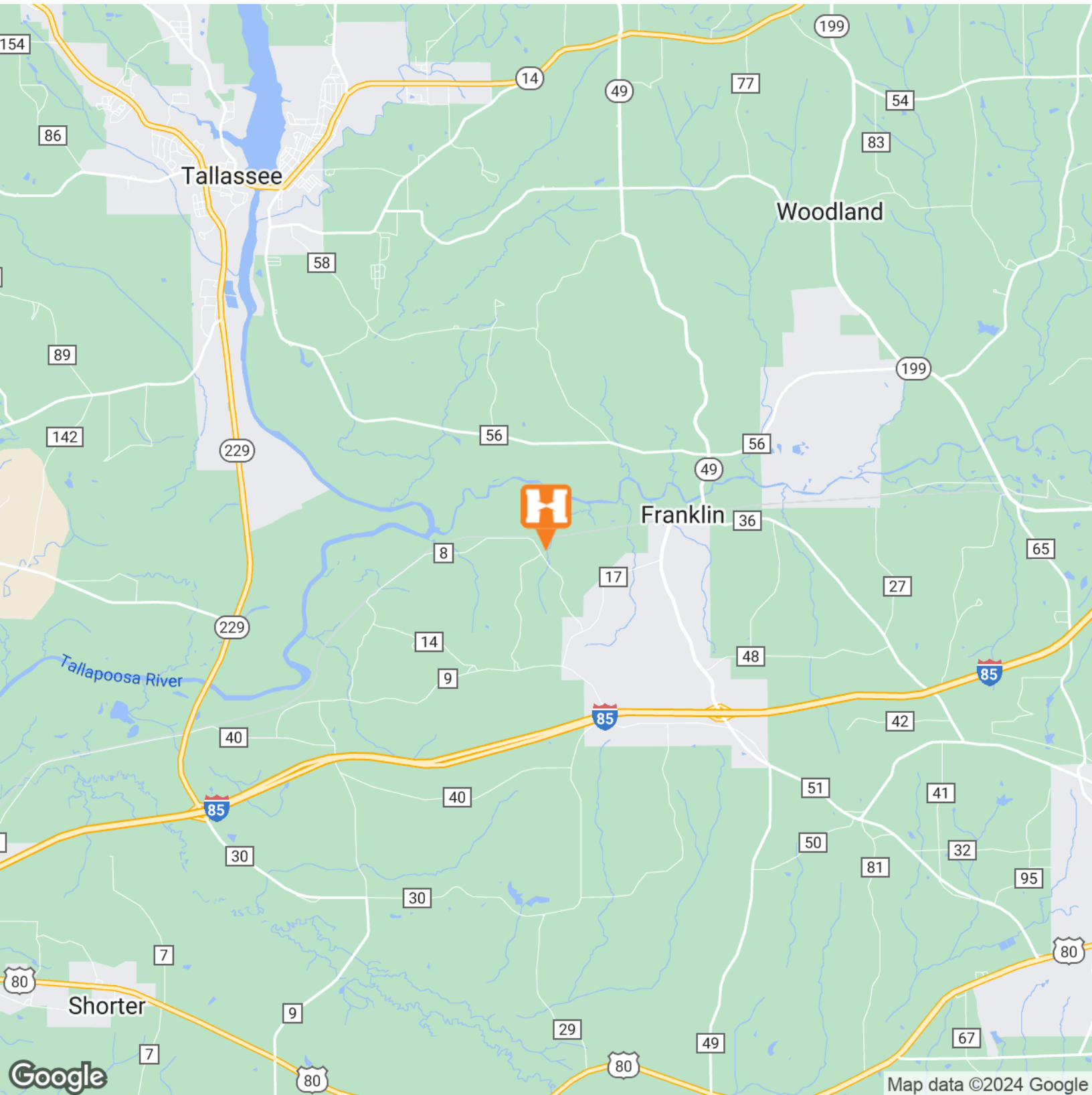
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# LOCATION MAP



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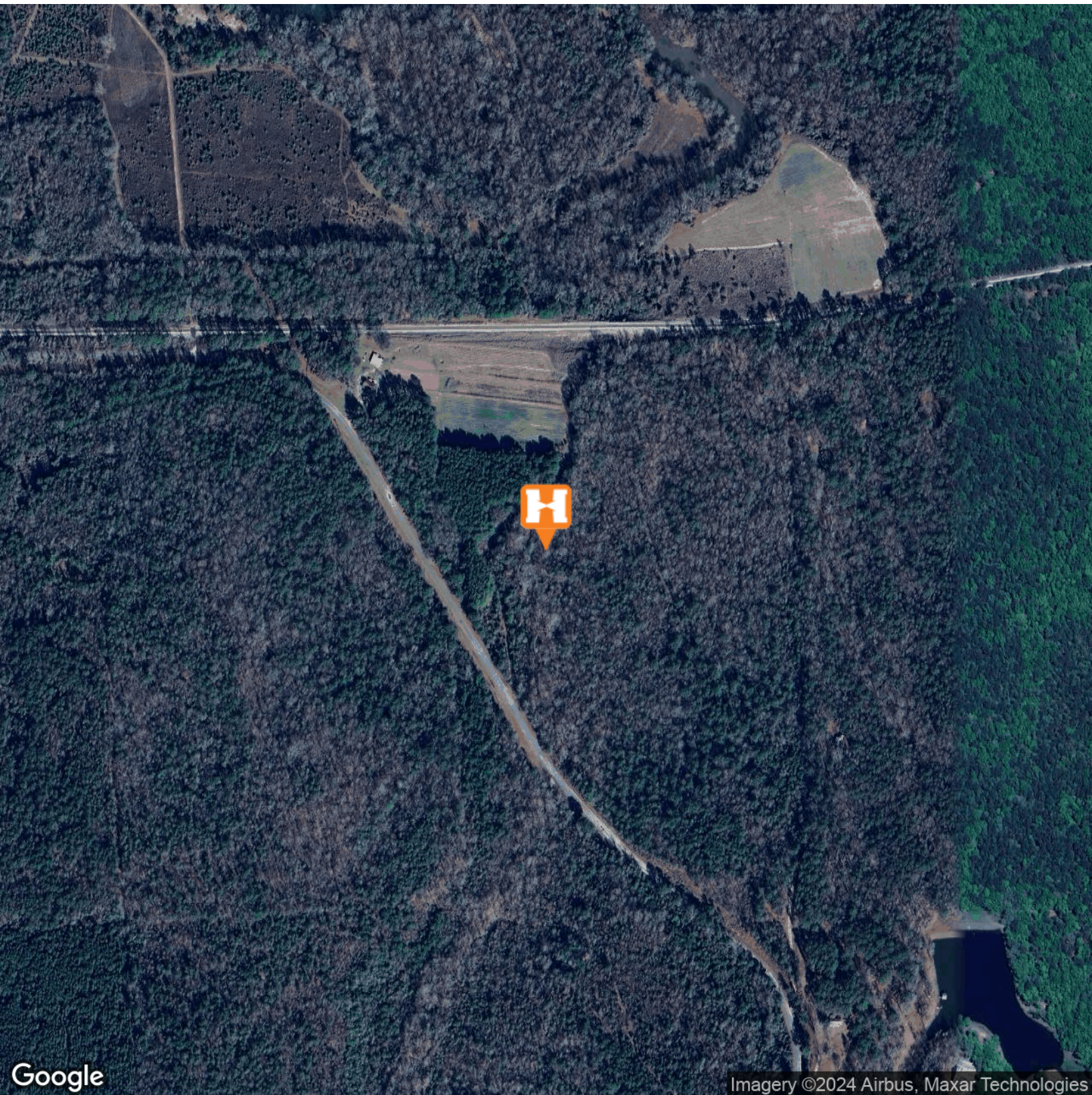
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# AERIAL MAP



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Google

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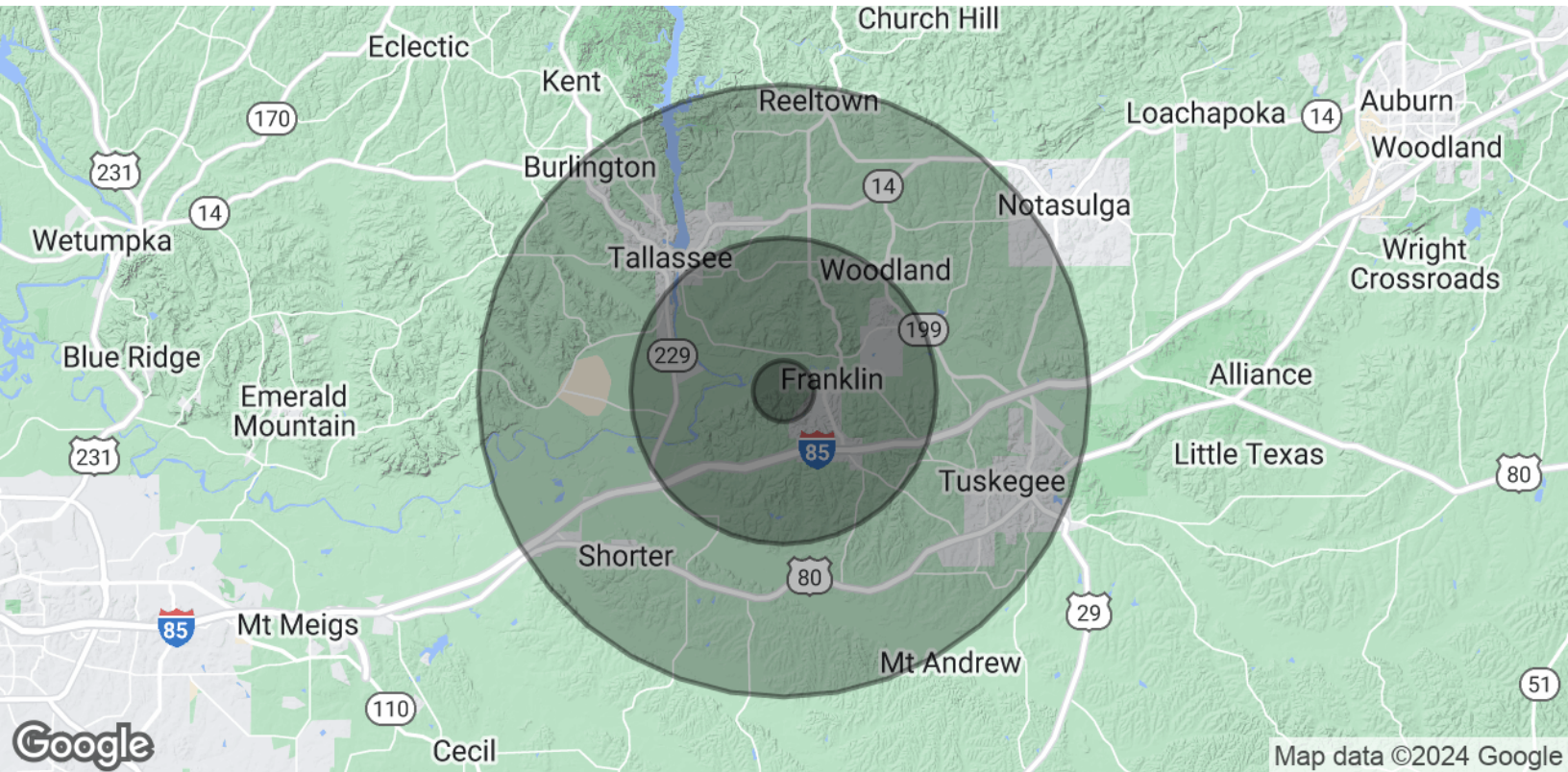
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## DEMOGRAPHICS MAP & REPORT



# Hodges

Commercial Real Estate



### POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	120	4,314	21,254
Average Age	52.6	40.6	39.9
Average Age (Male)	50.3	38.2	37.9
Average Age (Female)	55.4	47.3	42.2

### HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	78	2,156	10,607
# of Persons per HH	1.5	2.0	2.0
Average HH Income	\$53,306	\$48,503	\$49,272
Average House Value	\$80,818	\$119,595	\$116,174

2020 American Community Survey (ACS)

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