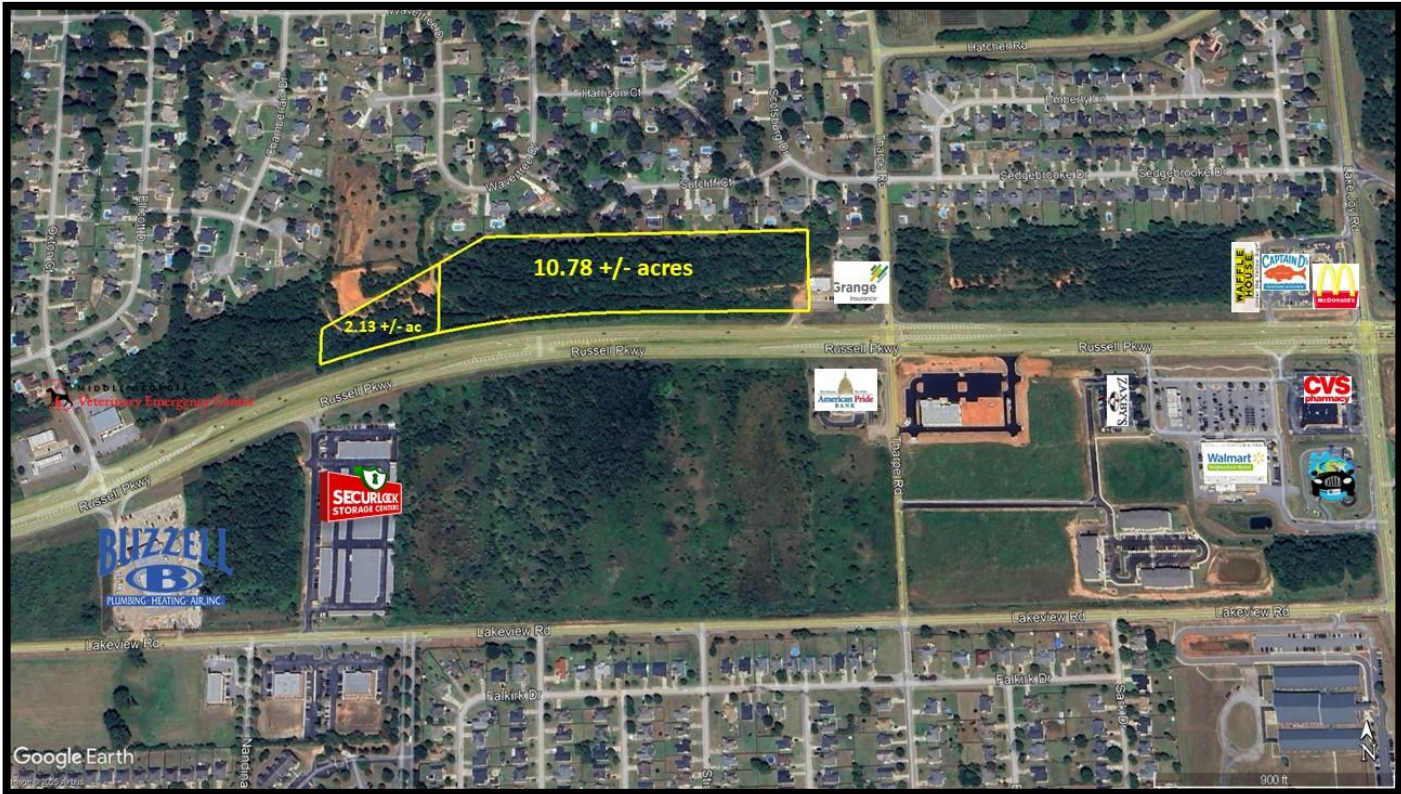


FOR SALE: 12.91 +/- acres
 Russell Pkwy
 Warner Robins, GA

The Bateman Group LLC.
 Commercial Real Estate
 Oliver C. Bateman III, Broker



- Extensive frontage available on Russell Pkwy.
- Owner will subdivide, offsite drainage
- Property has 325 +/- ft of depth and 2000 +/- ft frontage on Russell
- High traffic area 21,500 VPD (GDOT 2024)
- All public utilities available

	1 mile	3 miles	5 miles
Population	6,156	36,007	89,476
Median Household Income	\$87,424	\$75,536	\$65,332

\$275,000/acre

Oliver C. Bateman, III
 Office: 478-745-0008
 Fax: 478-745-0009
 Cell: 478-972-6043
 oliver@thebatemangroup.com
 2885 Walden Road
 Macon, GA 31216



www.thebatemangroup.com

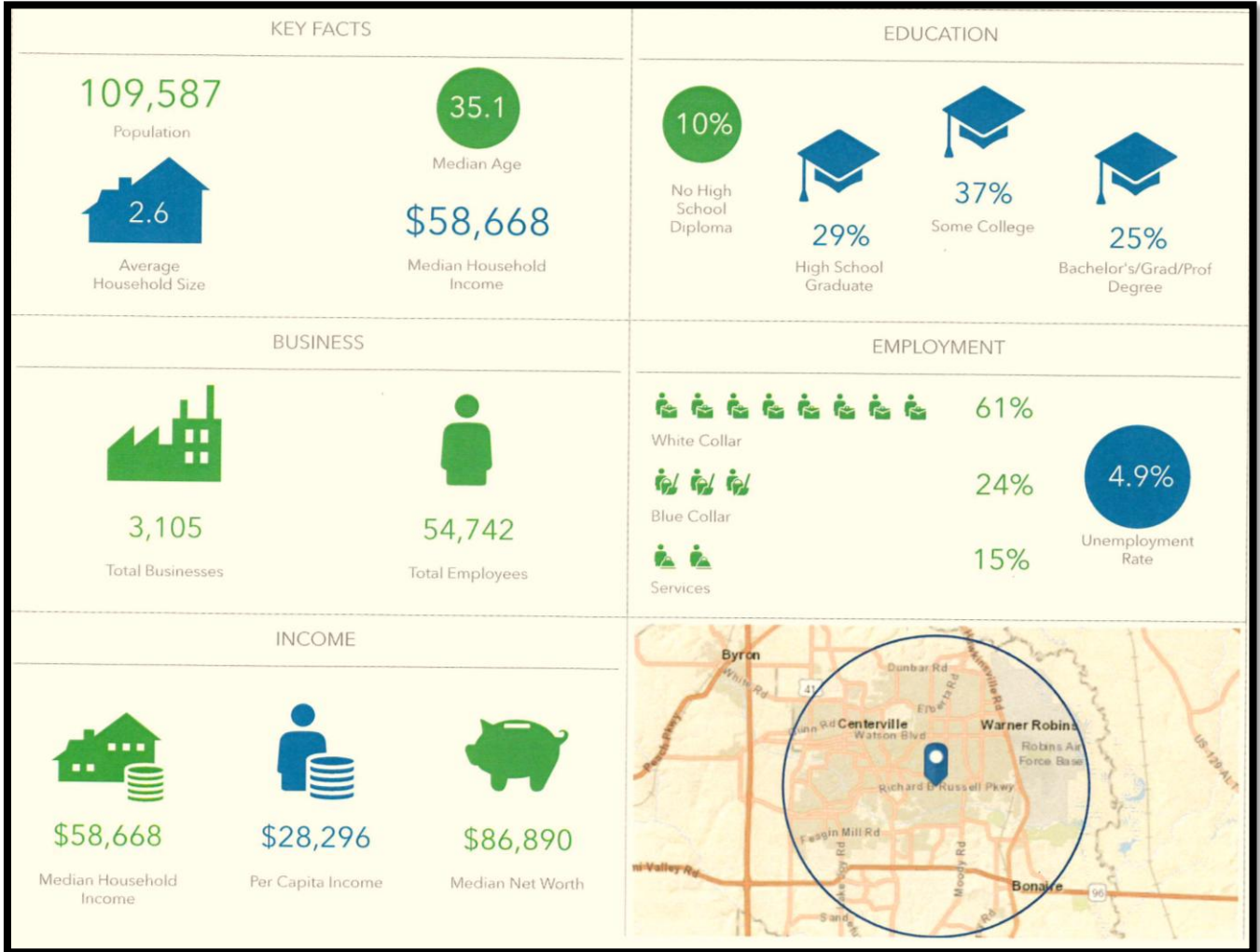
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Key Facts 5 mile Radius



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