

FOR SALE: 1.0 +/- acres
Beulah Church Road
Warner Robins, GA

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



Secure a place in one of Warner Robins' most desirable commercial areas. This strategically located property sits near Hwy 96 and Lake Joy road, surrounded by popular retailers, restaurants, services, and entertainment venues.

- All utilities available
- Offsite retention and parking available
- Excellent visibility and accessibility
- Strong demographics and household incomes
- 94,444 residents within 5 miles

	1 mile	3 miles	5 miles
Population	6,189	45,719	94,444
Median Household Income	\$130,929	\$112,589	\$95,504

\$750,000

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The above information is deemed reliable, but not guaranteed. It has been obtained from sources believed to be reliable; however, you are advised to verify this information through personal or professional inspections.

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5 mile Radius Key Facts

KEY FACTS

94,444

Population



2.6

Average
Household Size

37.6

Median Age

\$95,504

Median Household
Income

EDUCATION

4.8%

No High School
Diploma



22.4%

High School
Graduate



32.7%

Some College/
Associate's Degree



40.0%

Bachelor's/Grad/
Prof Degree

BUSINESS



2,358

Total Businesses



27,434

Total Employees

EMPLOYMENT



65.9%

White Collar



20.8%

Blue Collar



13.3%

Services



2.6%

Unemployment
Rate*

INCOME



\$95,504



\$44,400



\$300,337

2026 Households by income (Esri)

The largest group: \$100,000 - \$149,999 (23.5%)

The smallest group: \$15,000 - \$24,999 (3.0%)

Indicator	Value	Diff	
<\$15,000	6.3%	-3.8%	
\$15,000 - \$24,999	3.0%	-1.6%	
\$25,000 - \$34,999	4.8%	-1.1%	
\$35,000 - \$49,999	10.0%	-0.1%	
\$50,000 - \$74,999	12.6%	-0.5%	
\$75,000 - \$99,999	15.5%	+1.0%	
\$100,000 - \$149,999	23.5%	+3.9%	
\$150,000 - \$199,999	13.4%	+1.1%	

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