

# LEASE

## STOREFRONT RETAIL / OFFICE

504 Second Street, Downtown Macon, Bibb County, GA 31201



**LEASE RATE:**  
**\$1,200.00/MONTH**

### LOCATION OVERVIEW

- Centrally located Downtown Macon at the corner of Second Street & Poplar Street
- Within blocks of Atrium Health Navicent The Medical Center
- Convenient to Mercer Law School and Mercer University
- Neighbors: Kudzu Seafood, Famous Mikes, Your Pie, Oliver's Corner Bistro, Philosophie Wine Bar, Barefoot Tavern, Ocmulgee Brew Pub, Sophie's on Second, Kinjo Kitchen & Cocktails

### PROPERTY OVERVIEW

Available April 2024

- 680± SF Street Level Storefront Retail / Office
- Beautiful heart of pine floors
- Zoned CBD-1
- Tenant pays all utilities
- Landlord pays water, taxes and insurance

**DEIDRA STEWART**  
**478.508.2652 Cell**  
**deidra@cbcworldwide.com**

**990 RIVERSIDE DRIVE • MACON, GA 31201 • 478.746.8171 • CBCMACON.COM**



**COLDWELL BANKER**  
**COMMERCIAL**  
EBERHARDT & BARRY

Created 1/23/24

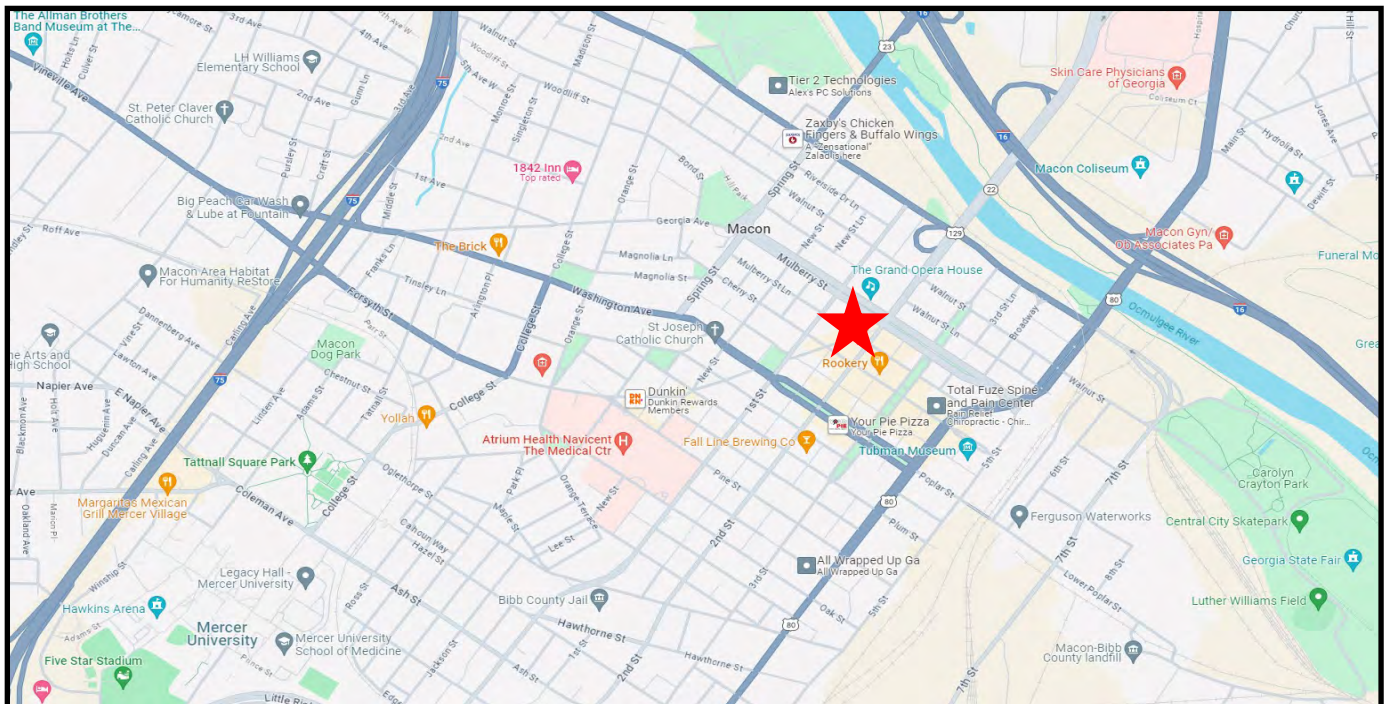
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## A bright, modern interior space, likely a living or dining area. The floor is made of light-colored wood planks. The walls are primarily white with a wainscoting design. On the left, there is a white door and a large potted plant. The ceiling has exposed wooden beams and track lighting. In the background, there is a brick wall and a window.

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### DEMOGRAPHICS - BIBB COUNTY

