



EXECUTIVE SUMMARY
1327 W JACKSON ST
 THOMASVILLE, GA 31792



OFFERING SUMMARY

Lease Rate:	Big Box: 32,000 sf \$3.70 sf, NNN
	Small Bay: 8,500 sf \$12.00 sf, NNN
Lot Size:	6.91 Acres
Year Built:	1992
Zoning:	Commercial
Thomas County APN:	018 016039

PROPERTY OVERVIEW

This shopping center offers 43,500 SF of retail space, 175 free surface parking spaces, and three existing docks. There is an available outparcel for sale at this property as well.

LOCATION OVERVIEW

Fronting 319, also known as, West Jackson Street and just north of the HWY 319 bypass and Pinetree Blvd in Thomasville. This corridor is the gateway into downtown Thomasville from the south. Recent develop in the area includes Senior Life Insurance's corporate office, Ashley Park Apartments, Thomasville's newest luxury apartment complex, Turner Furniture's corporate office, and a new Dollar General. Just south of this site are some of Thomasville's nicest residential neighborhoods.

[Click Here for Zoning Codes](#)

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TLG REAL ESTATE SERVICES
 3520 Thomasville Road, Suite 200, Tallahassee, FL 32309
 850.385.6363





ADDITIONAL PHOTOS
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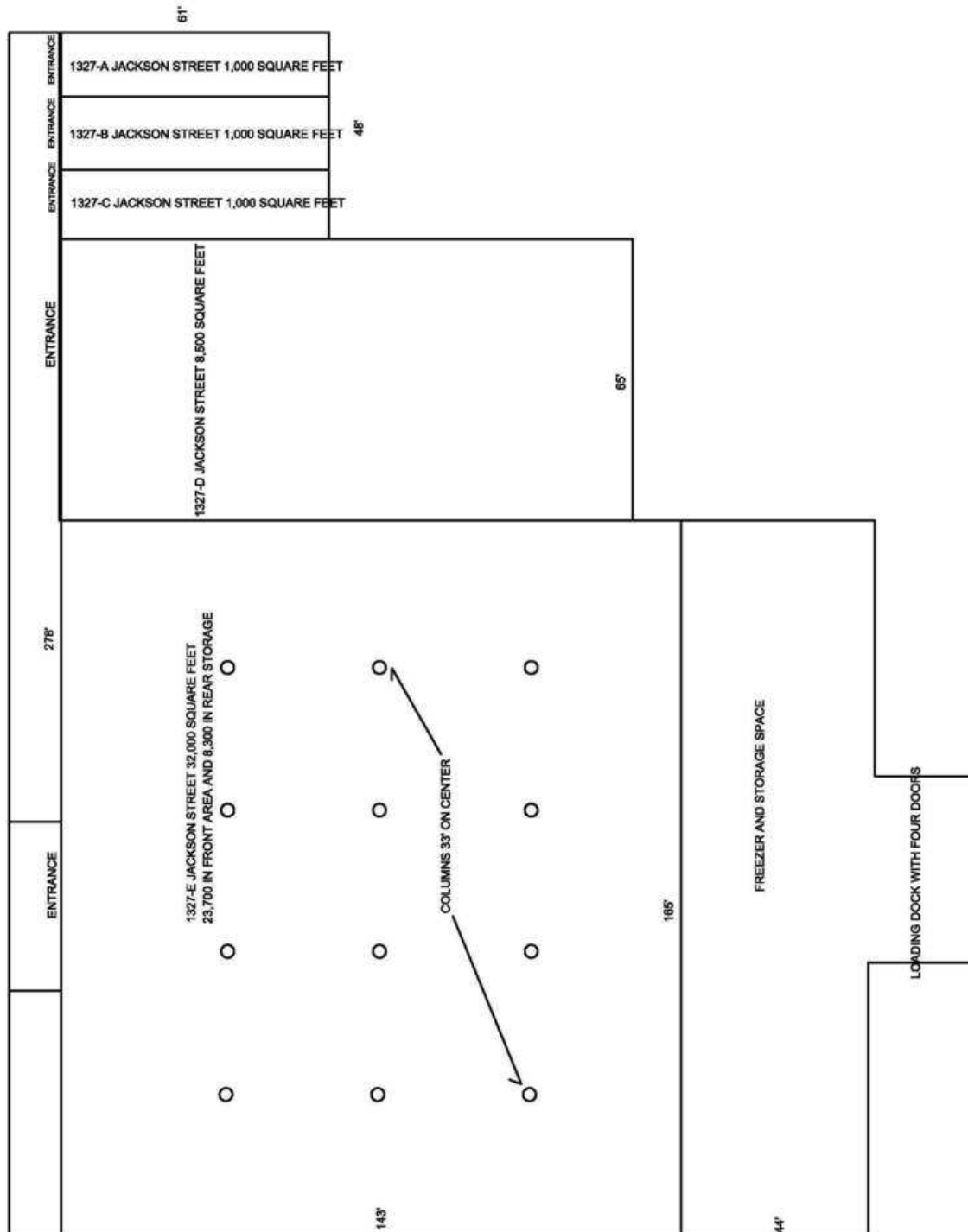




SITE PLAN

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RETAILER MAP

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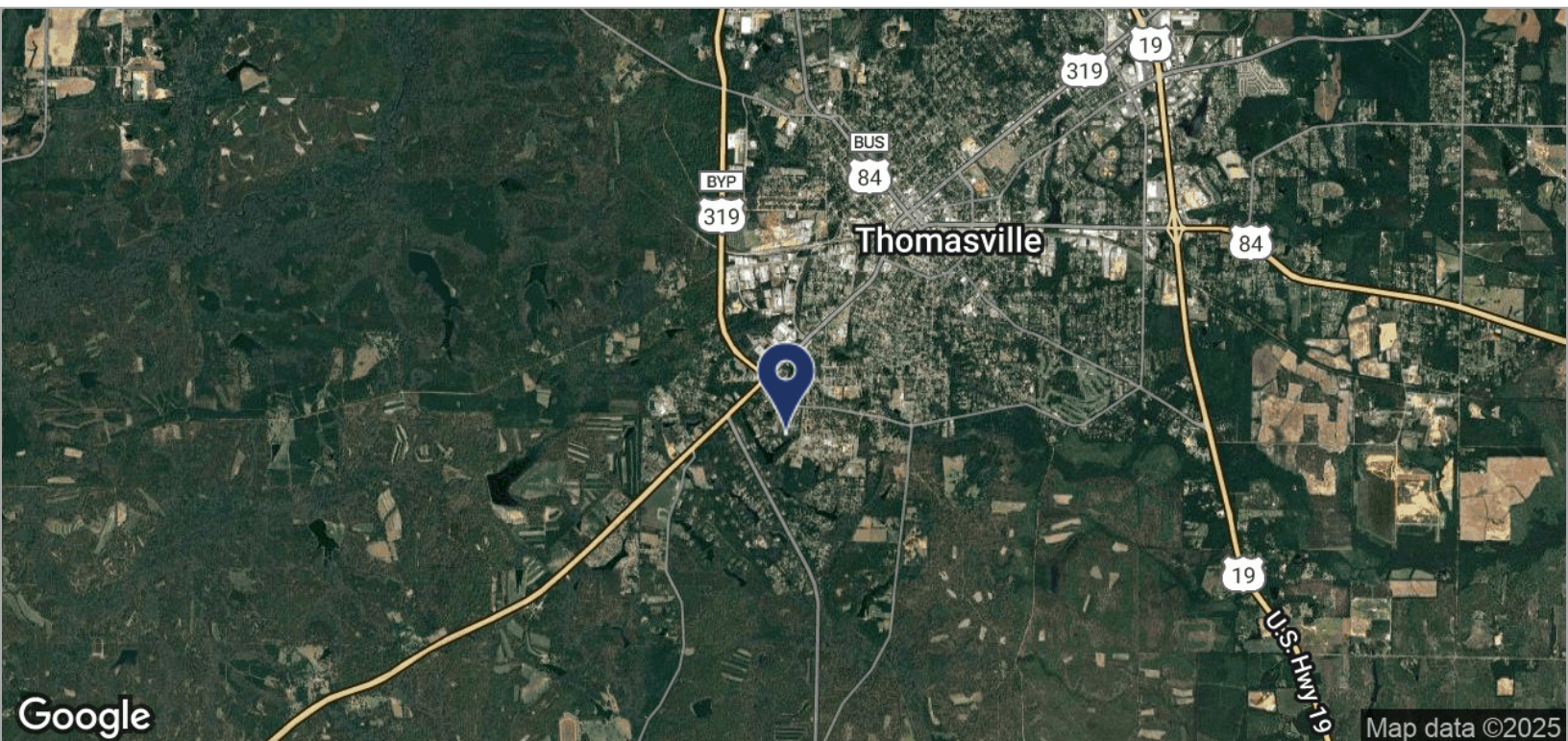
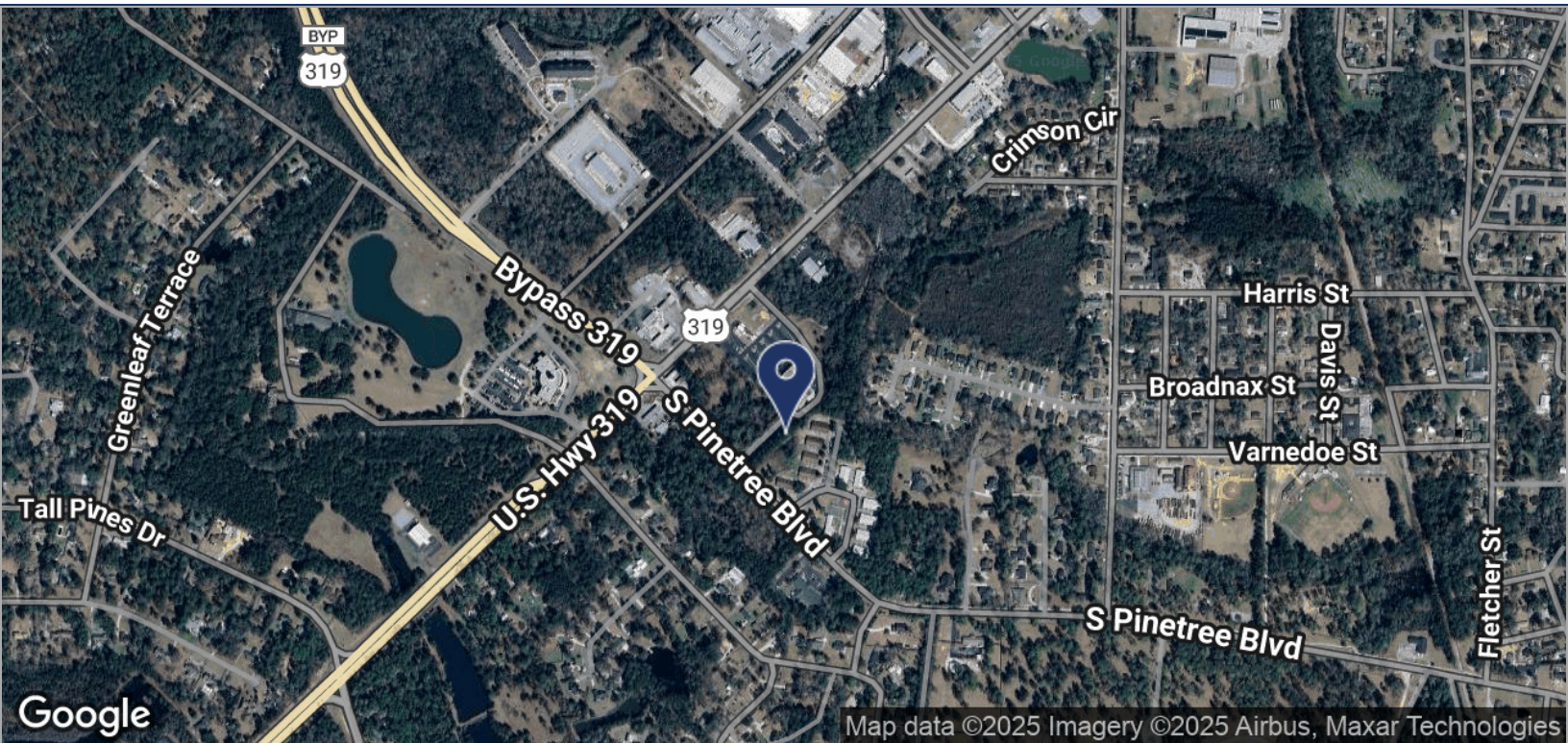




LOCATION MAPS

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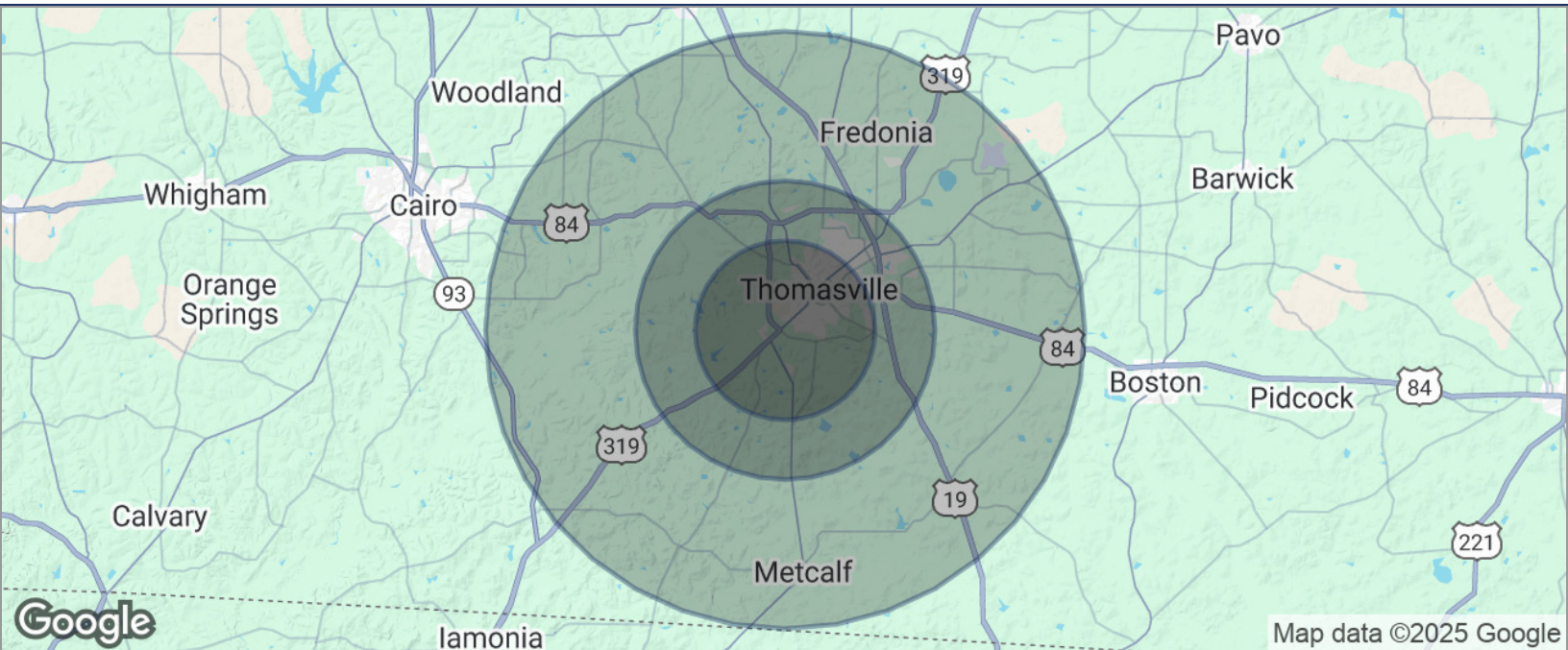
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DEMOGRAPHICS MAP
1327 W JACKSON ST
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POPULATION	3 MILES	5 MILES	10 MILES
TOTAL POPULATION	7,743	18,951	39,714
MEDIAN AGE	39.3	37.8	38.1
MEDIAN AGE (MALE)	37.4	36.2	37.0
MEDIAN AGE (FEMALE)	41.6	39.4	38.9
HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
TOTAL HOUSEHOLDS	3,095	7,574	15,517
# OF PERSONS PER HH	2.5	2.5	2.6
AVERAGE HH INCOME	\$60,733	\$57,276	\$54,723
AVERAGE HOUSE VALUE	\$215,205	\$202,696	\$200,200

* Demographic data derived from 2020 ACS - US Census

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