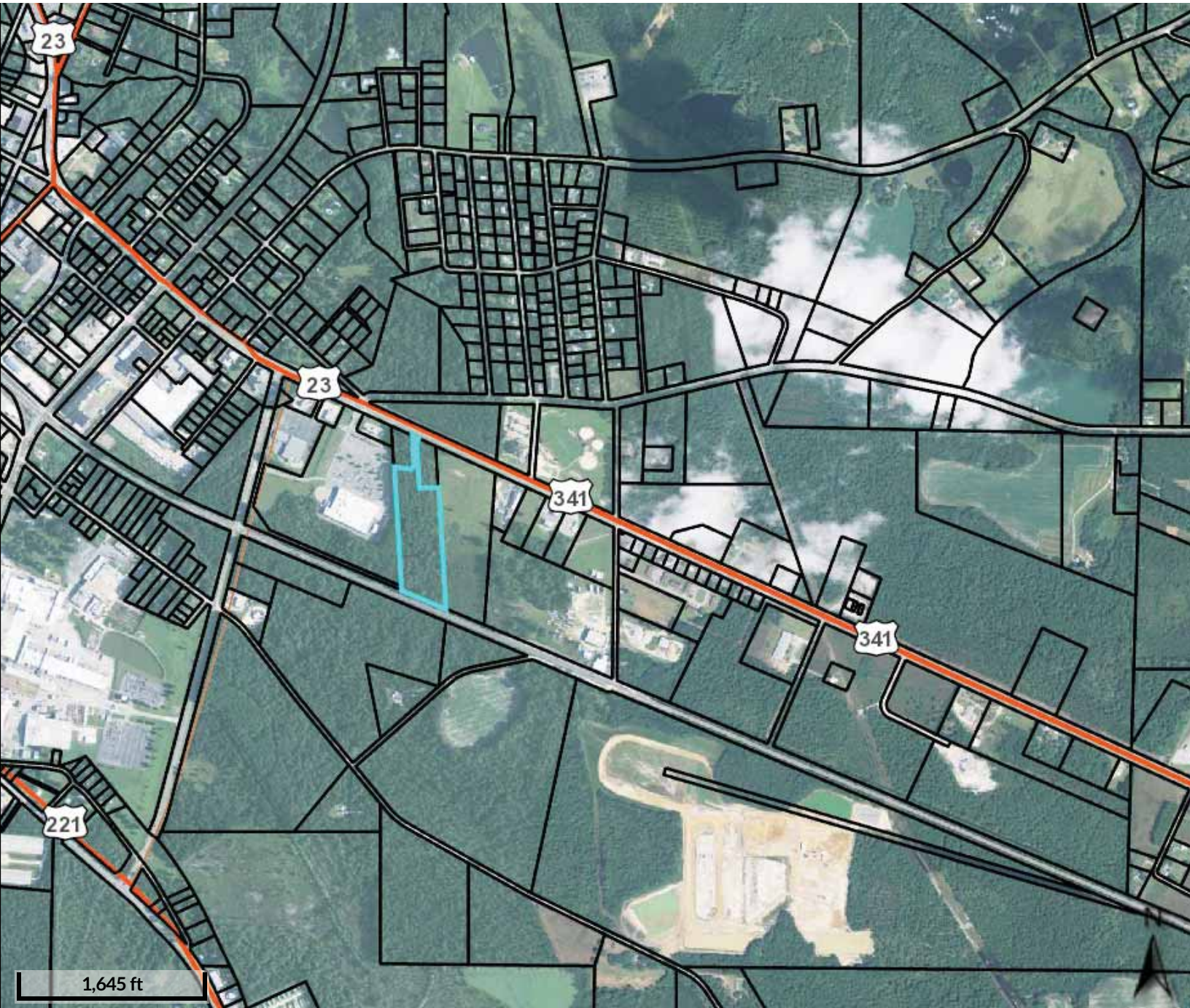




Site

Walmart 



1,645 ft



Hazlehurst Georgia

136 East Jarman Street
 Hazlehurst, GA 31539
 Lat -82.587, Long 31.865

DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2016 Population	1,385	7,385	11,188
2021 Population	1,356	7,275	11,111
2016 Average HH Income	\$44,896	\$42,370	\$42,911
2016 Median HH Income	\$34,349	\$32,109	\$32,834

PROPERTY HIGHLIGHTS

- New Construction with restaurant, medical, office, and retail space available from 1,200 to 15,000 sf
- Walmart shadow-anchored center
- Drive through and/or restaurant with patio available
- Hazlehurst is located 80 miles west of Savannah, GA, and 100 miles southeast of Macon, GA
- Traffic Count (2016): 15,000 CPD

SITE PLAN

STE	TENANT	SIZE
1	AVAILABLE	1,200
2	AVAILABLE	1,200
3	AVAILABLE	1,400
4	AVAILABLE	1,400
5	AVAILABLE	2,800
6	AVAILABLE	4,200
7	AVAILABLE	6,300
8	AVAILABLE	2,000
TOTAL		19,800

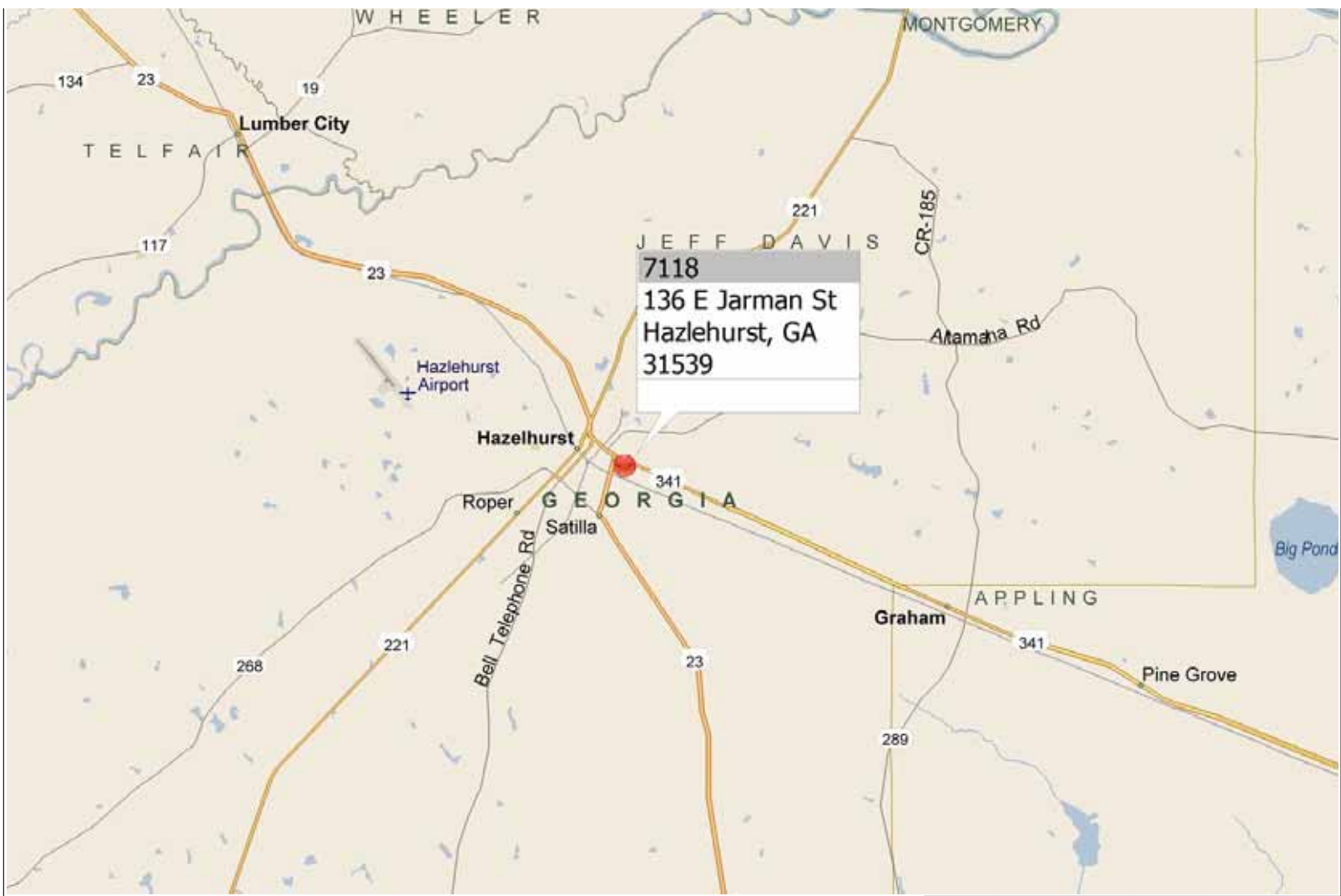
AVAILABLE NOT OWNED













0 mi 0.2 0.4 0.6 0.8