

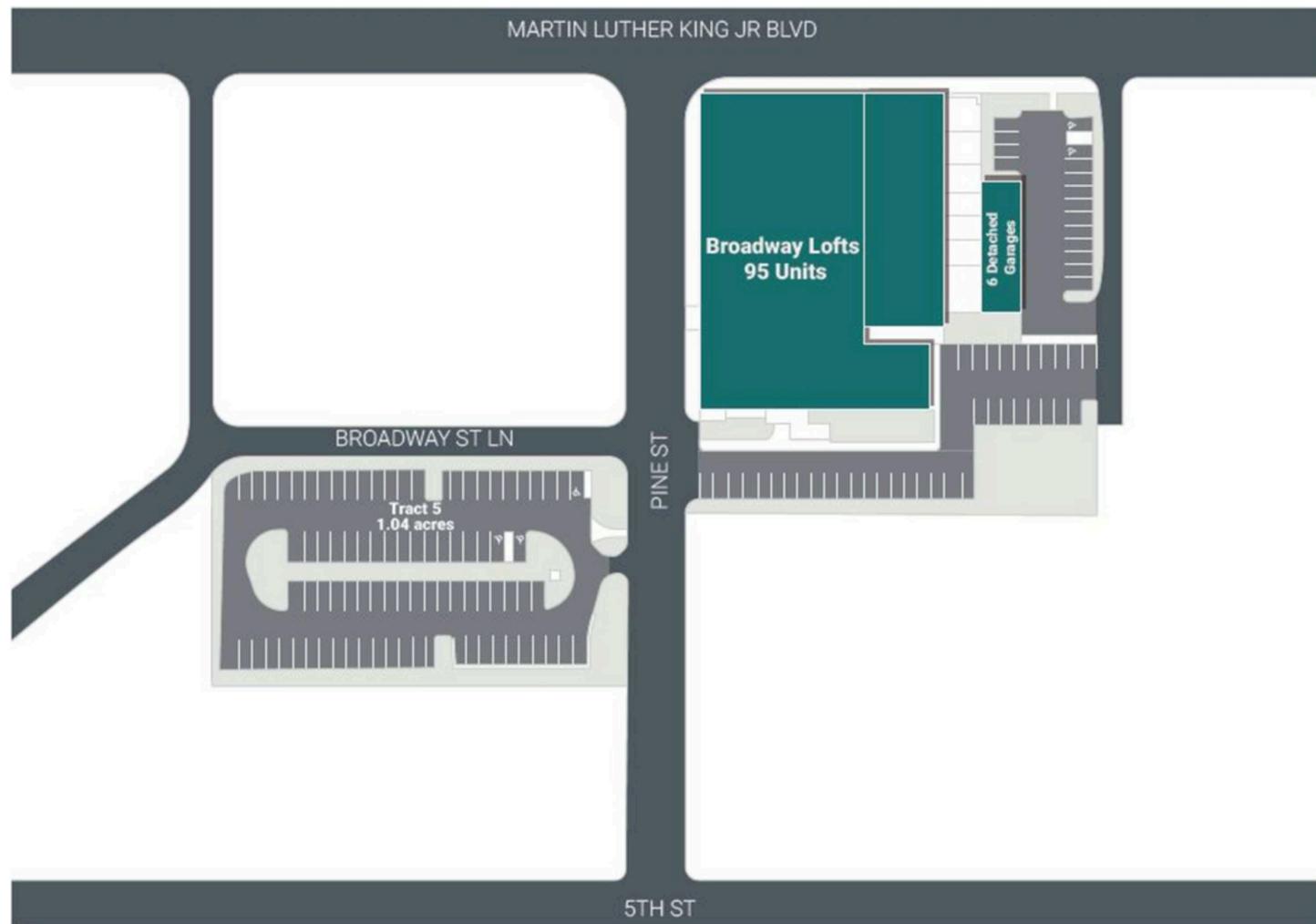
BROADWAY LOFTS

698 Martin Luther King Jr. Blvd
Macon | GA | 31201



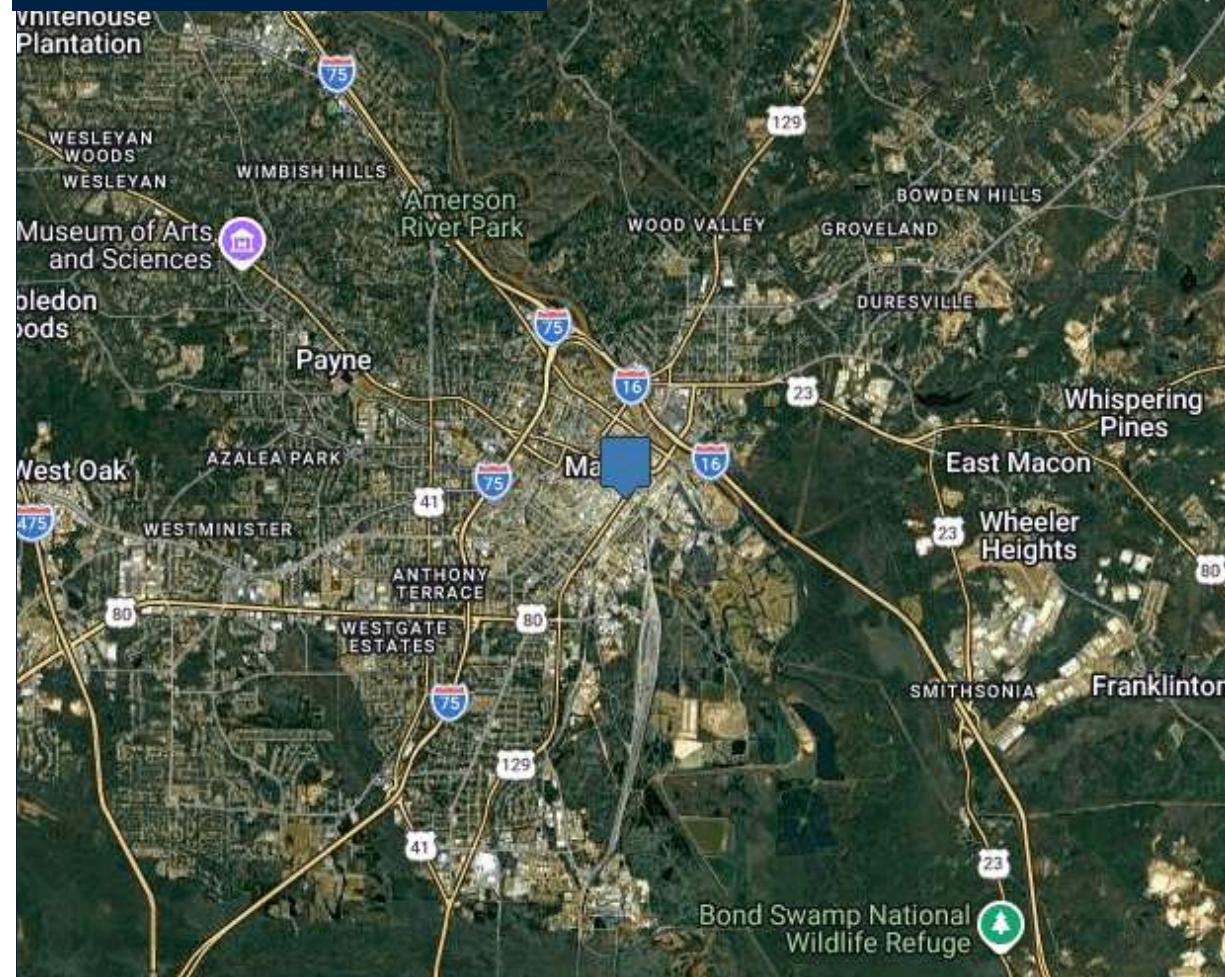
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SITE PLAN



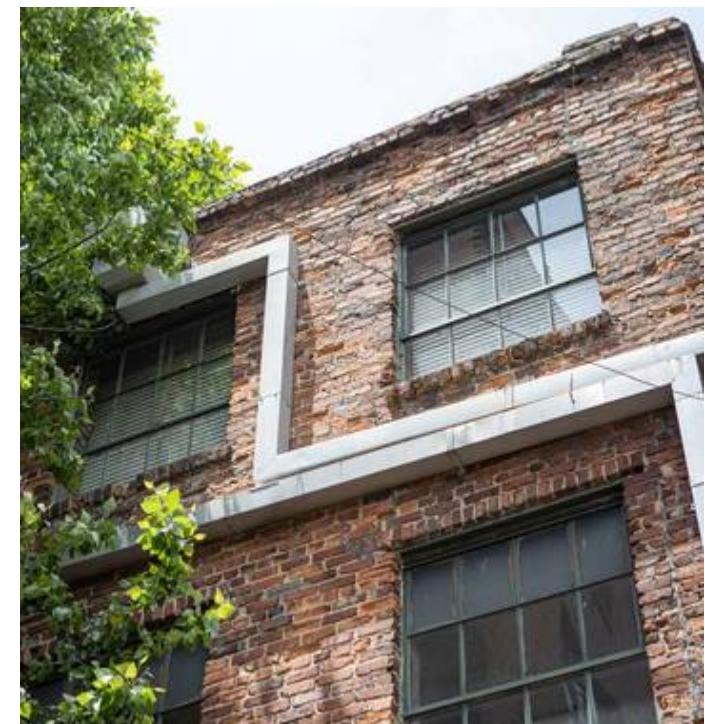
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LOCATION



DEMOGRAPHICS

	1 Mile	3 Mile
Population	4,940	39,941
Households	2,175	15,781
Average HH Income (\$)	\$49,228	\$42,881
Median Age	38	35



Property Information:

- Located in downtown Macon, which accounts for a quarter of the region's jobs.
- Macon has received \$700 million in investment in the last two years and created 1,500 additional jobs; there are three opportunity zones and additional state/city incentives for new business expansion.
- Education Center: Mercer University, CGTC and Middle Georgia State have 29,000 students enrolled and 5,100 employees.
- Medical Hub: Navicent Health is the 2nd largest hospital in GA, treating over 120,000 patients per year and employing over 4,600 employees. The Medical Center of Central Georgia employs 6,200 people. Coliseum employs another 1,400.

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TRADE AREA

