



THE PROFESSIONAL BUILDING

## **602 Victoria Place** Thomasville, GA 31792

#### TREY DESANTIS

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#### TLG REAL ESTATE SERVICES

3520 Thomasville Road, Suite 200 Tallahassee, FL 32309 O: 850.385.6363

# TLG

## **EXECUTIVE SUMMARY 602 VICTORIA PLACE** THOMASVILLE, GA 31792



OFFERING SUMMARY		PROPERTY HIGHLIGHTS			
Sale Price:	\$495,000.00	<ul> <li>Located in Thomasville's Professional/ Medical district</li> </ul>			
Lease Rate:	\$12.00 /SF Plus CAM	<ul><li>Three independent office suites with exclusive entries</li><li>22 parking spaces available</li></ul>			
Lot Size:	0.45 Acres				
Year Built:	1980				
SF Available:	up to 3,000 SF	Remington Ave			
APN:	008-010001	Thomasville			
		Coocla Map data ©2023			

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## ADDITIONAL PHOTOS 602 VICTORIA PLACE THOMASVILLE, GA 31792







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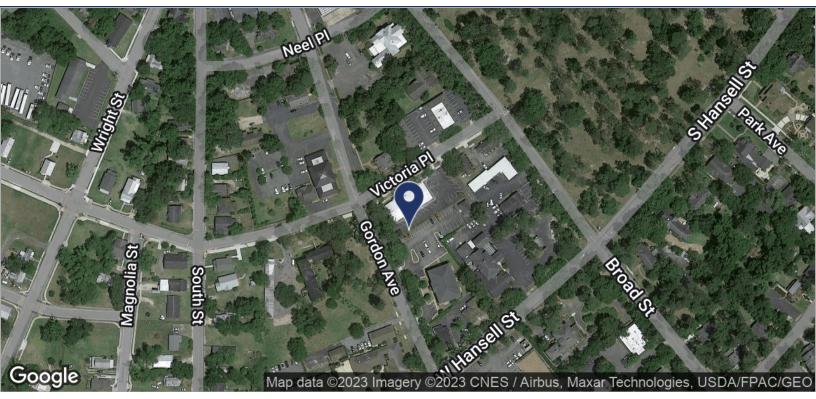


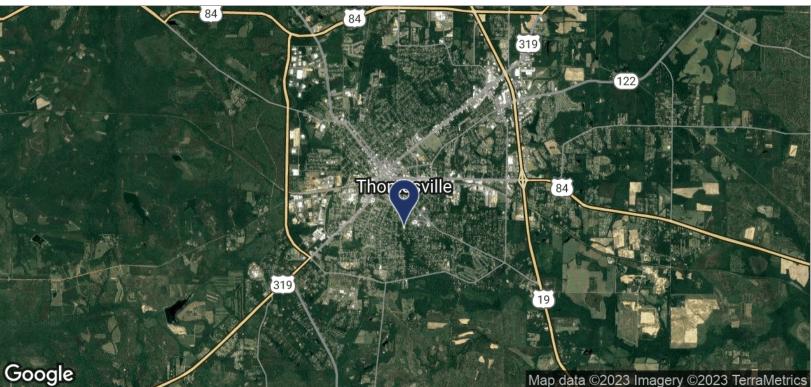
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## LOCATION MAPS **602 VICTORIA PLACE** THOMASVILLE, GA 31792







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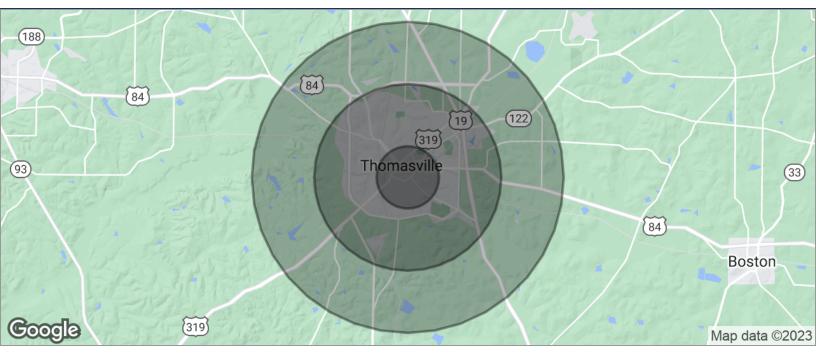
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### DEMOGRAPHICS MAP 602 VICTORIA PLACE THOMASVILLE, GA 31792



POPULATION	1 MILE	3 MILES	5 MILES	
TOTAL POPULATION	2,676	12,789	19,320	
MEDIAN AGE	41.1	38.6	38.2	
MEDIAN AGE (MALE)	38.0	36.0	36.8	
MEDIAN AGE (FEMALE)	44.6	40.9	39.8	
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES	
TOTAL HOUSEHOLDS	1,118	5,279	7,854	
# OF PERSONS PER HH	2.4	2.4	2.5	
AVERAGE HH INCOME	\$63,627	\$58,652	\$56,547	
AVERAGE HOUSE VALUE	\$212,082	\$197,313	\$200,762	

\* Demographic data derived from 2020 ACS - US Census

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