

FOR SALE

8,765 SF Storefront Retail

415 WEST SOLOMON STREET
Griffin, GA 30223



OVERVIEW & HIGHLIGHTS

- 8,765 SF Available For Sale
- \$419,000
- Great visibility and signage
- Fenced storage and loading
- Rear warehouse building for storage
- Perfect opportunity for owner/user or investor prospects
- Zoned CBD-Central Business District (City of Griffin)
- 30 miles south of Hartsfield-Jackson Int'l Airport

FOR MORE
INFORMATION,
CONTACT:

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CUSHMAN & WAKEFIELD, INC.
1180 Peachtree Street, NE
Suite 3100
Atlanta, Georgia 30309
www.cushmanwakefield.com



FLOOR PLAN/SITE PLAN

FOR SALE
8,765 SF

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PROPERTY DETAILS

- 0.22 Acres
- Two (2) Buildings
 - Storefront Retail (Front) Building
 - 6,097 SF
 - Two stories
 - Built in 1957
 - Renovated in 1985
 - Storage (Rear) Building
 - 2,668 SF
 - Two stories
 - Built in 1957
 - Renovated in 1985



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SPACE PHOTOS

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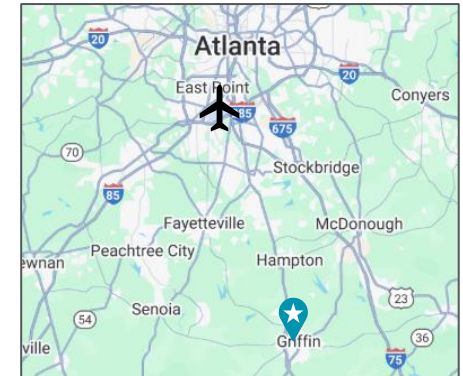
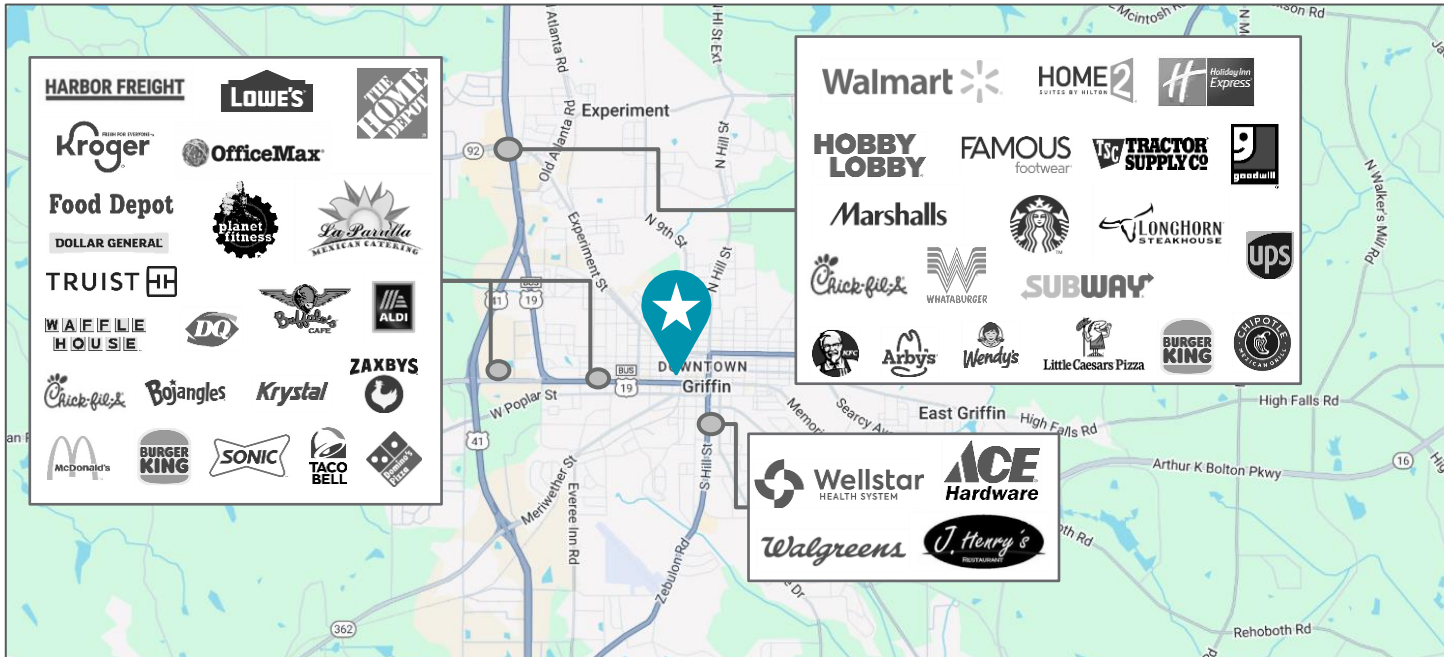
LOCATION OVERVIEW

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Exceptional Downtown Griffin location surrounded by dining, retail and amenities



**30 miles south of
Hartsfield-Jackson
International Airport**

Area Demographics

	1 Mile	3 Miles	5 Miles
2024 Population	10,080	35,295	50,821
Projected 2029 Population	10,724	37,501	53,989
Households 2024	3,890	13,384	19,391
2024 Med. Household Income	\$25,894	\$44,179	\$50,960
Total Consumer Spending	\$72M	\$311M	\$494M

Traffic Counts

Collection Street	Cross Street	Count	Year	Distance from Property
W. Solomon St.	N 11 th St. W	6,364	2025	0.3 miles
10 th Street	W. Solomon St. N	3,889	2024	0.5 miles
W. Broad St.	S 9 th Street	8,970	2025	0.11 miles
W. Taylor St.	New Orleans St	25,600	2024	0.14 miles



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