

INVESTMENT PROPERTY FOR SALE TURNKEY ENTERTAINMENT VENUE

4318 SHERATON DRIVE
MACON, GA 31210
BIBB COUNTY

±41,308 SF
±3.45 ACRES

ASKING PRICE:
\$5,500,000



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LICENSE # 443868 | LICENSE # 412016



PROPERTY INFORMATION

- ±41,308 SF entertainment venue situated on ±3.45 acres
- Currently open and operating
- This property offers a turnkey entertainment platform with multiple revenue centers
- Ample on-site parking | built in 2016
- Featuring 28 bowling lanes, full-service bar and grill restaurant, snack bar, arcade space, and dedicated dining and setting areas
- Attractive venue for birthday parties, corporate events, and group gatherings
- Prime North Macon location in one of the areas strongest commercial corridors
- Excellent visibility and convenient access to Interstate 75

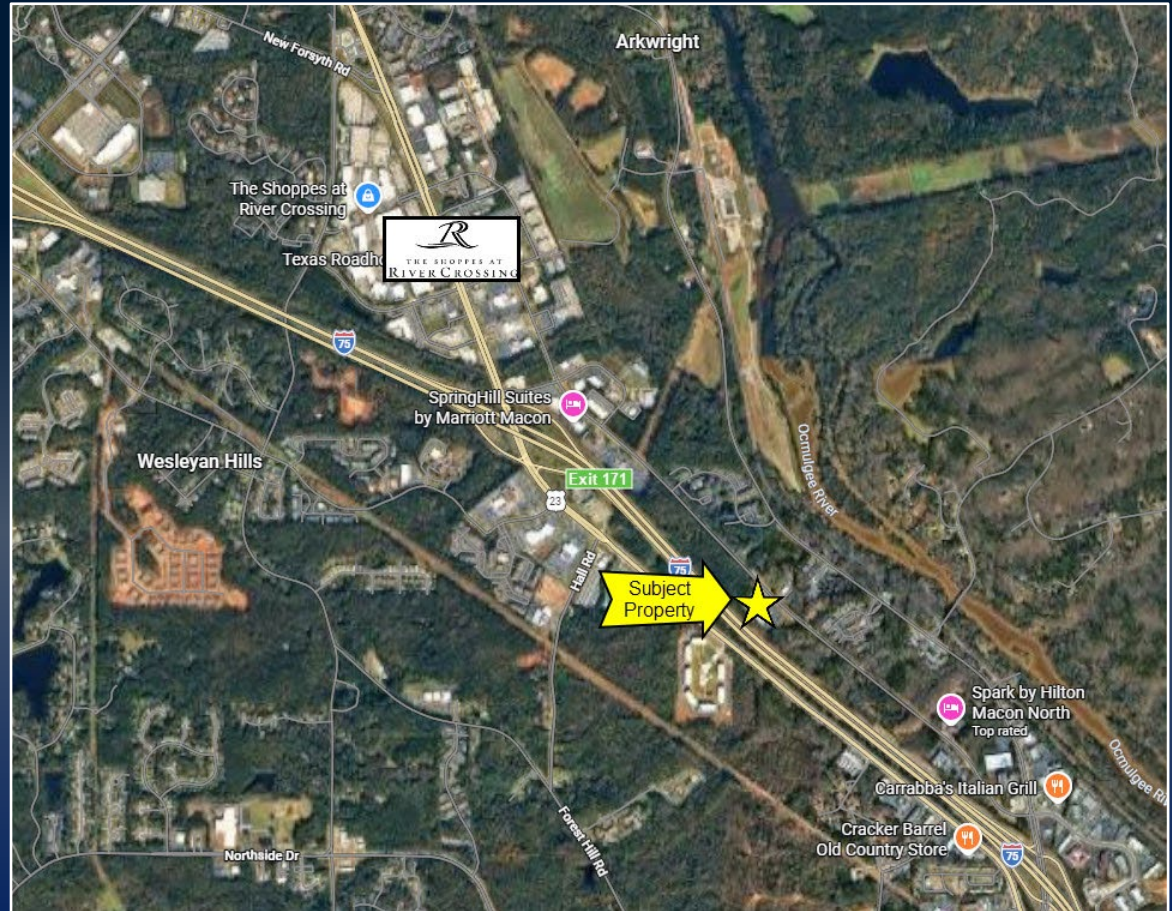


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AERIAL MAP & TRAFFIC COUNTS

Traffic Counts (GDOT 2024 Estimates)
Riverside Drive – 15,200 VPD
Interstate 75 – 54,000 VPD



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