

# Executive Office For Lease

119 Old Evans Road, Martinez, GA 30907



## OFFERING SUMMARY

Available SF: 1,000 SF

Lease Rate: \$14.00 SF/yr (Full Service)

Lot Size: 0 Acres

Year Built: 2005

Building Size: 4,950

## PROPERTY OVERVIEW

Great Columbia County office building. Space is in pretty much brand new condition. It is move in ready. Utilities are included. Upstairs space with decent parking and private back entrance. Great executive office space.

## LOCATION OVERVIEW

Right at the intersection of I:520 (Bobby Jones Expressway) and Washington Road. Just past the light at Roberts Road where Bobby Jones becomes Old Evans Road. High traffic location with great signage. Highly sought after Columbia County. Very central location to both Columbia and Richmond Counties.

### SHERMAN & HEMSTREET REAL ESTATE COMPANY

624 Ellis St. , Augusta, GA 30901  
shermanandhemstreet.com  
706.722.8334

### JOE EDGE, SIOR, CCIM

jedge@shermanandhemstreet.com  
706.288.1077

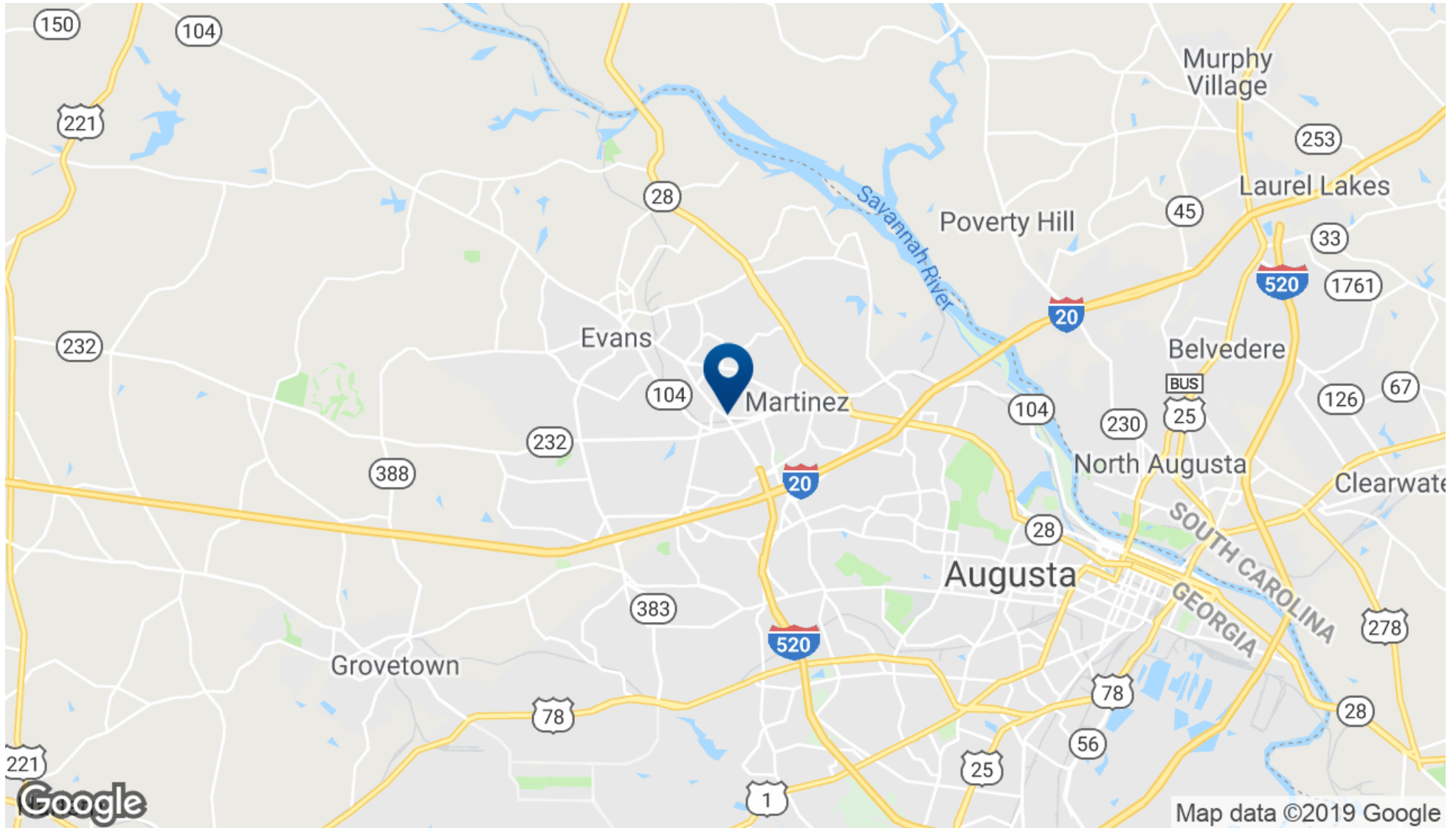
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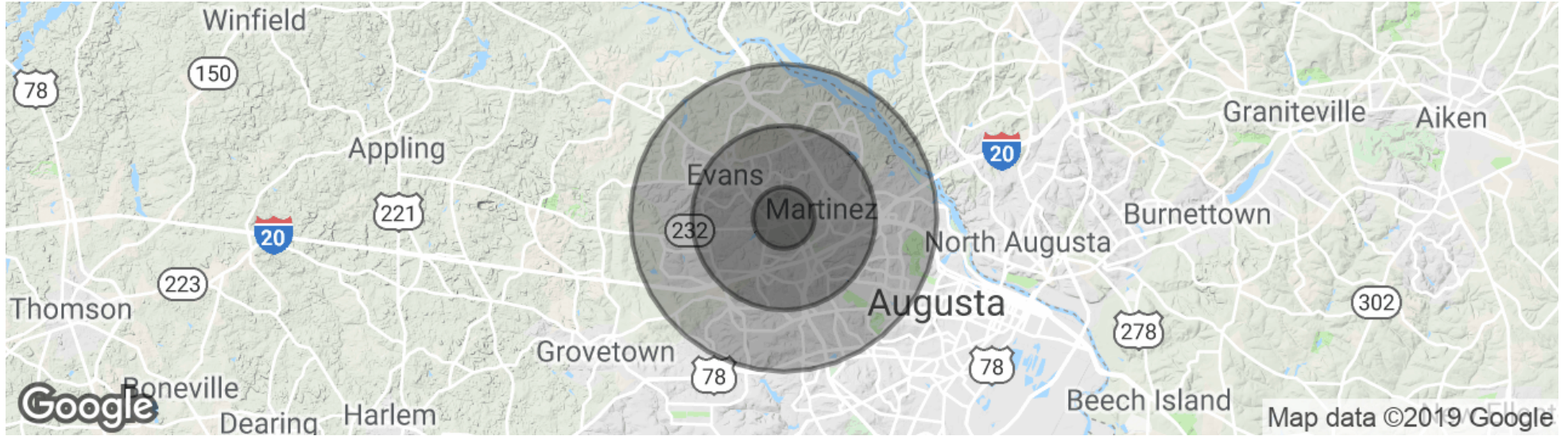
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## POPULATION

	1 MILE	3 MILES	5 MILES
Total population	7,800	55,658	119,861
Median age	37.1	37.4	37.3
Median age (Male)	35.7	36.7	36.5
Median age (Female)	37.8	38.5	38.4

## HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,965	20,971	46,821
# of persons per HH	2.6	2.7	2.6
Average HH income	\$56,616	\$74,459	\$75,932
Average house value	\$128,013	\$199,133	\$227,366

\* Demographic data derived from 2010 US Census

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## JOE EDGE, SIOR, CCIM

President & Broker



624 Ellis St.  
Augusta, GA 30901  
T 706.288.1077  
C 706.627.2789  
jedge@shermanandhemstreet.com



## PROFESSIONAL BACKGROUND

Joe Edge has been a licensed real estate broker for fourteen years. After four years serving in the Marine Corps, Joe started his career in real estate. He acquired the 90-year-old firm Sherman & Hemstreet, August GA's largest commercial real estate firm in 2006. Currently S&H is the largest CRE firm in the Augusta GA region and provides commercial real estate services for all of the southeastern United States. In addition to the Augusta GA region, Joe is licensed and personally handles all transactions in Georgia, Florida, Alabama, South Carolina, North Carolina and Virginia.

Joe has also grown S&H into one of the nation's leading property management firms. Currently managing over 6,500 units consisting of apartments, single family rentals and manufacturing housing communities. S&H also acts as an asset manager for over ten million square foot of office, industrial and retail space.

Currently Joe holds both the CCIM and SIOR designations and is a CPM (Certified Property Manager) candidate. The CCIM is the highest designation an investment sales broker can obtain. The SIOR designation is the most prestigious designation any office or industrial broker can receive requiring a very high commission threshold. Several S&H agents hold these designations. To learn more about these designations go to [www.ccim.com](http://www.ccim.com) or [www.sior.com](http://www.sior.com).

## MEMBERSHIPS & AFFILIATIONS

Certified Commercial Investment Member (CCIM)  
Society of Industrial and Office Realtors (SIOR)