Select ELBERT

Office Building Report

1445 Bowman Highway

1445 Bowman Highway Elberton, GA 30635 Elbert County

Contact

Georgia Power Community & Economic Development 404-506-3733 econdevga@southernco.com www.SelectGeorgia.com

Property

Available Space (SF):11,806Building Size (SF):11,806Largest Space (SF):Smallest Space (SF):Class:Sale or Lease:Sale or Lease:SaleStatus:Existing

Workforce

County Laborforce:17,704County Average\$672Weekly Wage:\$672County Unemployment4.3%

Incentives

Job Tax Credit: \$3000 / job **Investment Tax Credit: 3% City Freeport Category** 100%,100%,100%,0% 1,2,3,4: **County Freeport** 100%,100%,100%,0% Category 1,2,3,4: **Opportunity Zone:** No Federal Opp. Zone: No Less Developed No **Census Tract: Military Zone:** No Foreign Trade Zone: No **New Market Tax** Yes **Credit:**



Single Tenant:YesYear Built:YesLot Size (Acres):0Parking Ratio:Electric Provider:

Taxes

County Effective\$11.29 per thousandProperty Tax:dollars FMVTotal County28.237Millage Rate:8%

Transportation

NearestGreenville SpartanburgInternationalInternational, 65.5 milesAirport:I 85, 25.4 milesInterstate:I 85, 25.4 miles



1 Monthly workforce data from the Georgia Department of Labor

Sources: Georgia Power Economic Development, Georgia Department of Labor, Georgia Department of Revenue, Georgia, DCA, Georgia DOT, TeleAtlas Georgia Power Community & Economic Development | 75 Fifth Street NW, Suite 150 | Atlanta, GA 30308 | www.SelectGeorgia.com This information is provided "as is" without warranty of any kind either express or implied. @ 2020