



VILLAGE AT POWDER SPRINGS

2667 POWDER SPRINGS ROAD, MARIETTA, COBB COUNTY, GA 30064

PROPERTY HIGHLIGHTS

- » Located at the intersection of the East-West Connector and Powder Springs Road in Marietta, Georgia
- » Densely populated with 53,923 people within a 3 mile radius
- » Average Household Income within a 3 mile radius - \$91,029
- » 14,400 SF Jr. Anchor space available for lease
- » Located in close proximity to Super Walmart, Gold's Gym, Regal Cinemas and BJ's Wholesale Warehouse
- » Accessible from both the East-West Connector and Powder Springs Road



78,837 SF



38,600 AADT
(East-West Connector)

31,500 AADT
(Powder Springs Road)



AVAILABLE:

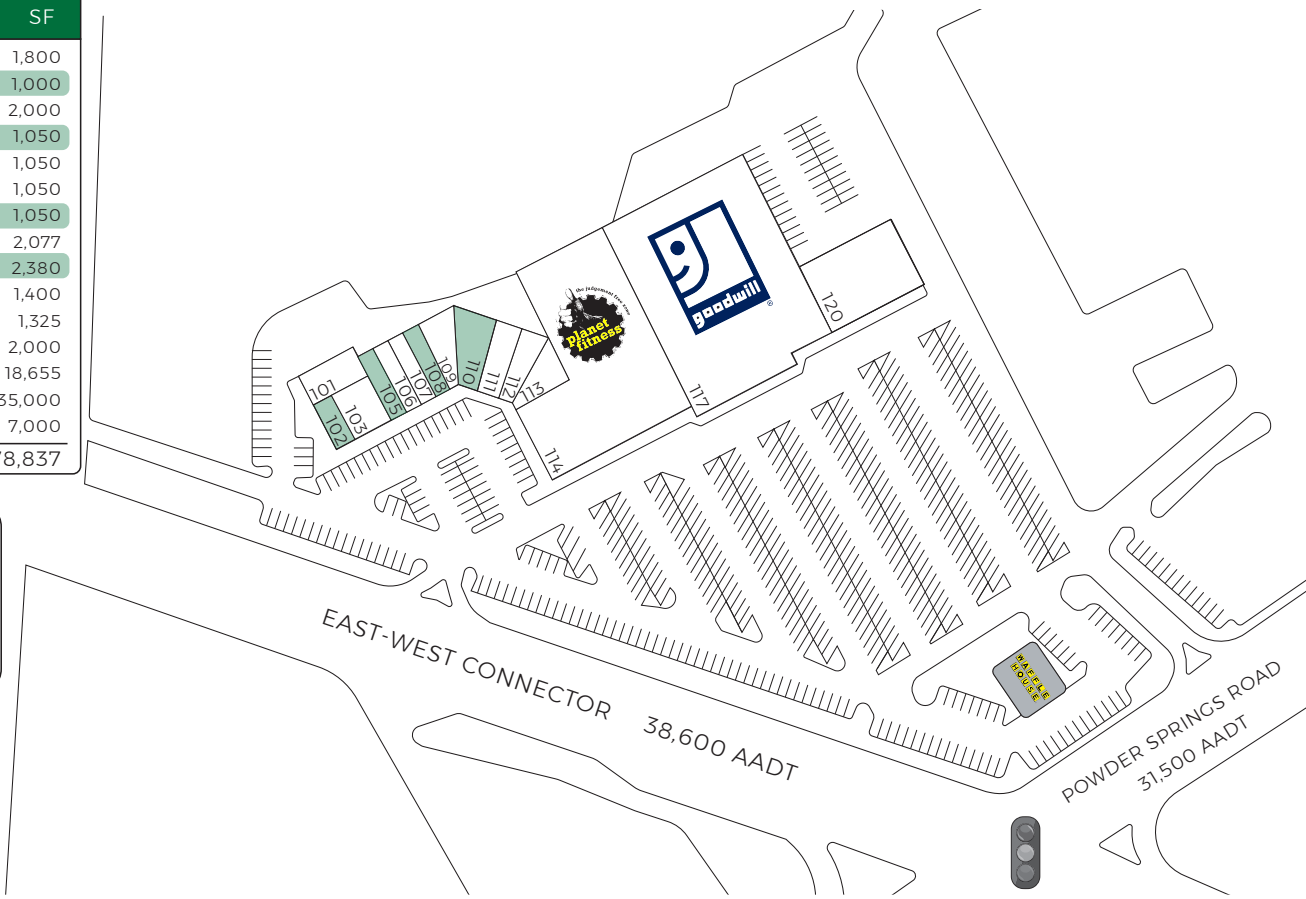
- » 1,000 - 2,380 SF shop spaces
- » Endcap available

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SUITE	TENANT	SF
101	Just Soccer	1,800
102	AVAILABLE	1,000
103	Spring Package	2,000
105	AVAILABLE	1,050
106	Sprint	1,050
107	Metro PCS	1,050
108	AVAILABLE	1,050
109	Meraki Barbershop	2,077
110	AVAILABLE	2,380
111	Cricket Wireless	1,400
112	A Taste of Asia	1,325
113	Abbey Beauty Supply	2,000
114	Planet Fitness	18,655
117	Goodwill	35,000
120	Madalyn's Childcare	7,000
TOTAL		78,837

- LEASED
- AVAILABLE
- COMING AVAILABLE
- NOT OWNED



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DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	4,026	53,923	138,924
AVERAGE HHI	\$71,550	\$91,029	\$99,191



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