

SHOPS AT VININGS RIDGE

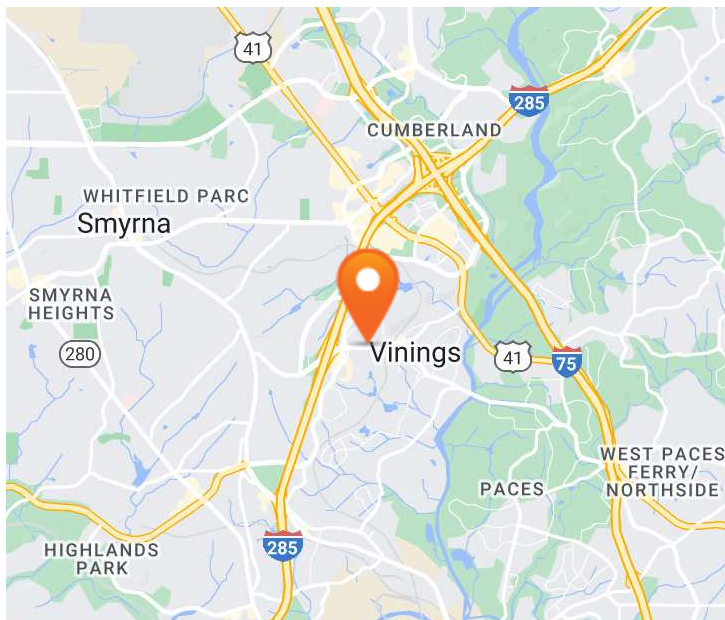
2747 Paces Ferry Road, Atlanta, GA 30339

EXECUTIVE SUMMARY



LOCATION OVERVIEW

New development located in the heart of Vinings Village



PROPERTY HIGHLIGHTS

- Approximately 17,100 SF of shop space with patio space for lease
- 115 Parking spaces
- Signalized access with traffic counts at 19,100 AADT
- Daytime Population exceeds 136,000 people within a 3-mile radius
- Over 75% of the population within 1 mile are college graduates

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population Density	15,067	89,483	212,901
Daytime Population	33,307	136,629	270,134
Average HH Income	\$132,705	\$131,245	\$138,632

EXCLUSIVE AGENT(S)

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I-285



Paces Ferry Rd SE

19,100 AADT

Twin Lakes Dr SE



Overlook Pkwy SE
Preserve Dr

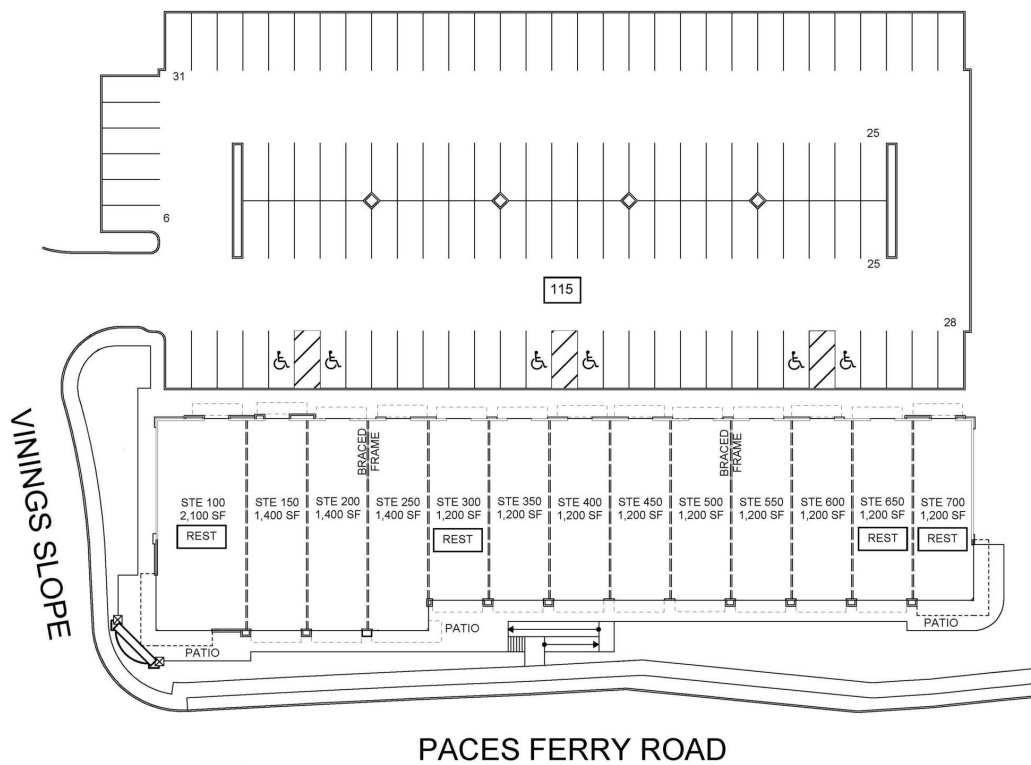
Paces Ferry Rd SE



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SITE PLAN



SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE
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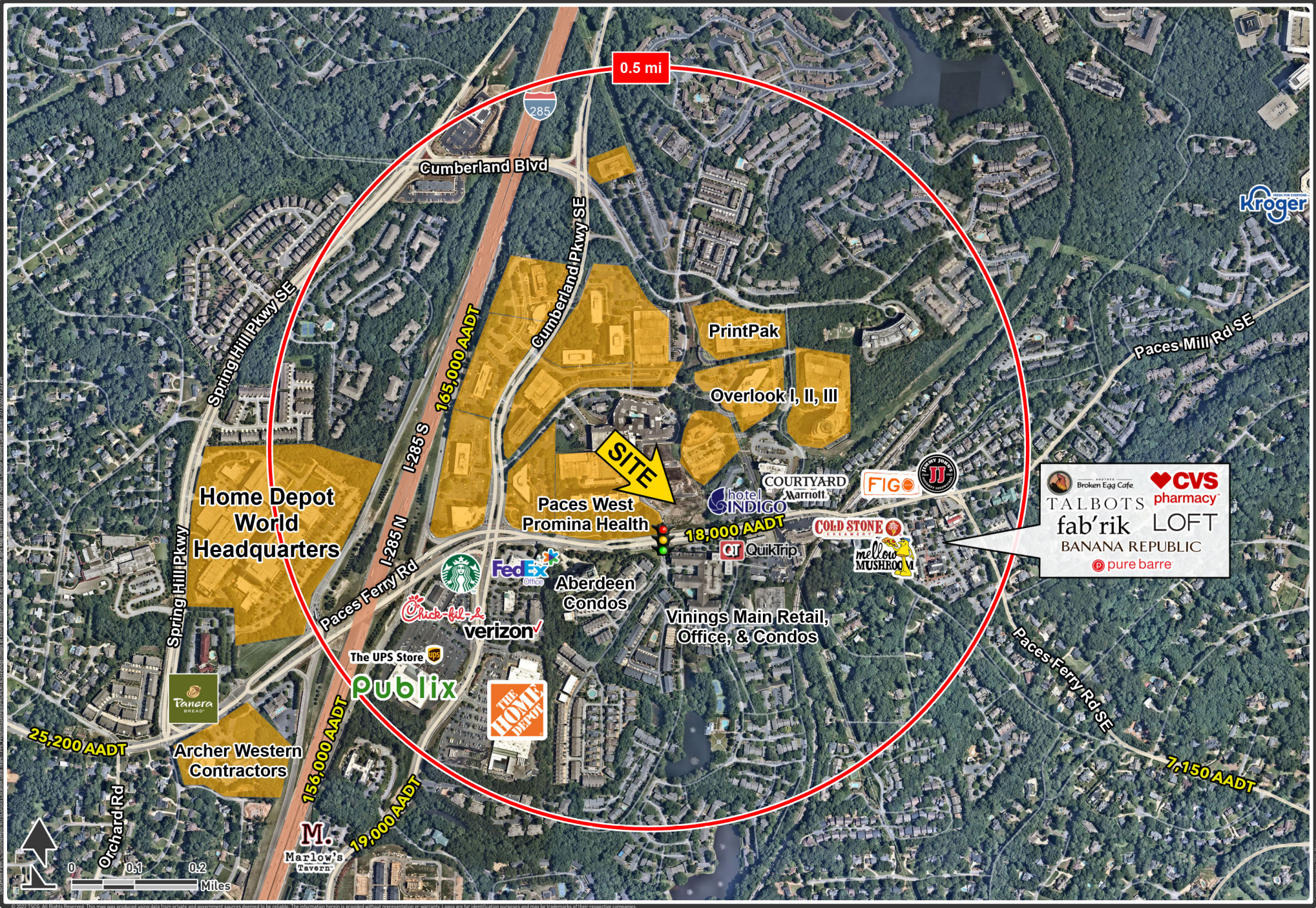


Paces Ferry Re-Development

Area Retail & Restaurants



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