FOR LEASE

Former Rite Aid - Salem Rd, Conyers, GA

SRS Real Estate Partners

2240 Salem Rd SE | Conyers, GA

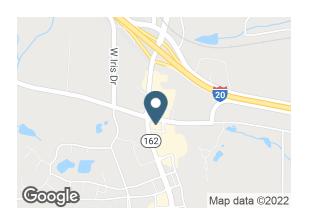


Overview

BUILDING SIZE 9,453 SF

LEASE END DATE 5/19/2020

RATE Contact Broker



Description

Former Rite Aid building

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Demographics	1 MILE	3 MILES	5 MILES
Median HH Income	\$59,728	\$59,601	\$55,472
Average HH Income	\$69,979	\$73,635	\$70,185
Households	1,640	14,012	30,825
Current Population	4,617	39,290	87,029

Year: 2018 | Source: ESRI

Contact

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Traffic Counts

Salem Rd	37,800 VPD
Flat Shoals Rd	9,910 VPD
I-20	85,500 VPD
Year: 2015 Source: GDOT	





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SRS

2240 Salem Rd SE | Conyers, GA

	1 mile	3 miles	5 miles
Population			
2018 Population	4,617	39,290	87,029
2000 Population	2,816	24,536	57,510
2010 Population	4,293	35,723	80,848
2023 Population	4,924	41,806	92,061
2000-2010 Annual Rate	4.31%	3.83%	3.46%
2010-2018 Population: Annual Growth Rate	0.89%	1.16%	0.90%
2018-2023 Population: Annual Growth Rate	1.30%	1.25%	1.13%
2018 Median Age	33.6	34.8	35.7
Households			
2000 Households	1,060	8,887	20,408
2010 Households	1,535	12,833	28,819
2018 Total Households	1,640	14,012	30,825
2023 Total Households	1,746	14,873	32,536
2000-2010 Annual Rate	3.77%	3.74%	3.51%
2010-2018 Households: Annual Growth Rate	0.81%	1.07%	0.82%
2018-2023 Households: Annual Growth Rate	1.26%	1.20%	1.09%
2018 Average Household Size	2.81	2.80	2.81
Housing Units			
2018 Total Housing Units	1,861	15,444	33,720
2018 Owner Occupied Housing Units	1,005	9,253	20,645
2018 Renter Occupied Housing Units	635	4,759	10,180
2018 Vacant Housing Units	221	1,432	2,895
	221	1,752	2,055
Race and Ethnicity	10.50	24.20/	20 50/
2018 White Alone	13.6%	21.2%	28.5%
2018 Black Alone	77.8%	69.3%	62.2%
2018 American Indian/Alaska Native Alone	0.3%	0.3%	0.3%
2018 Asian Alone	2.9%	2.2%	1.9%
2018 Pacific Islander Alone	0.0%	0.1%	0.1%
2018 Hispanic Origin (Any Race)	6.4%	7.9%	8.7%
Income			
2018 Median Household Income	\$59,728	\$59,601	\$55,472
2018 Average Household Income	\$69,979	\$73,635	\$70,185
Per Capita Income	\$24,739	\$26,031	\$24,959
2018 Population 25+ by Educational Attainment			
Total	2,901	25,416	56,860
High School Graduate	20.0%	23.8%	25.7%
GED/Alternative Credential	2.9%	3.1%	3.5%
Some College, No Degree	20.8%	22.9%	22.0%
Associate Degree	12.3%	11.3%	9.9%
Bachelor's Degree	24.6%	20.1%	18.5%
Graduate/Professional Degree	9.4%	9.6%	8.8%
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Data for all businesses in area	242	4 00 4	0.400
Total Businesses:	318	1,824	3,423
Total Employees: Total Residential Population:	2,880 4,617	21,154 39,290	38,698 87,029
Employee/Residential Population Ratio:	0.62:1	0.54:1	0.44:1
2018 Total Daytime Population	5,254	41,923	83,778
Workers	2,991	22,395	38,300
Residents	2,263	19,528	45,478
	2,200	25,525	15,176

