

FOR LEASE

Former Rite Aid - S Cobb Dr, Smyrna, GA

2113 S Cobb DR SE | Smyrna, GA



Overview

AVAILABLE SF	Fully Leased
LEASE END DATE	6/21/2021
RATE	Contact Broker

Description

Former Rite Aid building

- Located at lighted intersection
- Across from Cobb Shopping Center
- Located within 1 mile of 5 grade schools and Georgia Tech Research Institute



Demographics

	1 MILE	3 MILES	5 MILES
Median HH Income	\$35,865	\$45,004	\$55,954
Average HH Income	\$45,966	\$62,969	\$80,096
Households	4,540	31,183	96,994
Current Population	14,107	86,024	238,042

Year: 2018 | Source: ESRI

Traffic Counts

S Cobb Dr	23,000 VPD
Windy Hill Rd	33,100 VPD
Atlanta Rd SE	18,700 VPD
Austell Rd SW	37,600 VPD

Year: 2016 | Source: GDOT

Contact

SCOTT TIERNAN

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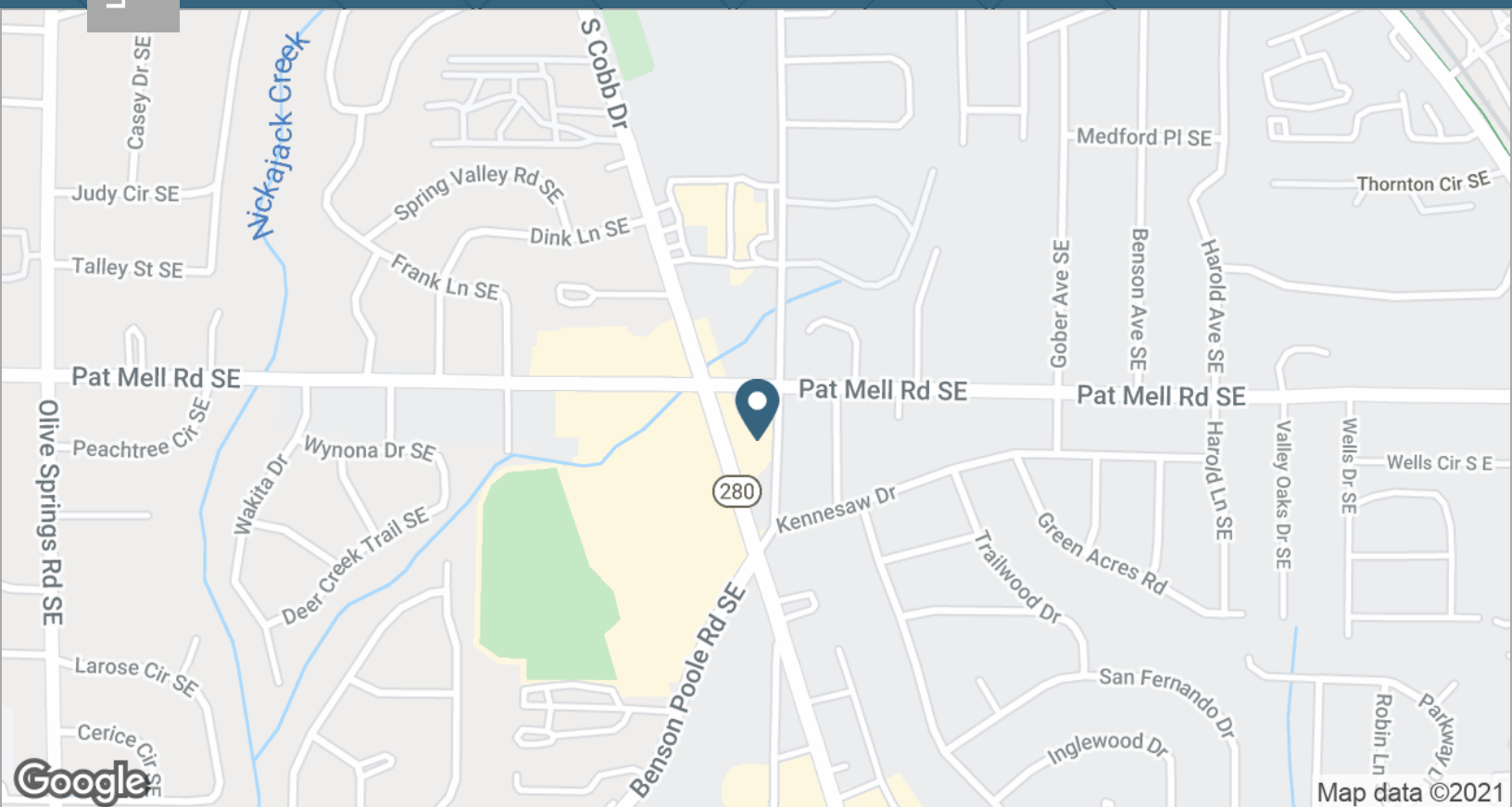
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	1 mile	3 miles	5 miles
Population			
2018 Population	14,107	86,024	238,042
2000 Population	14,603	80,902	208,358
2010 Population	14,644	78,783	213,819
2023 Population	14,829	91,619	254,518
2000-2010 Annual Rate	0.03%	-0.27%	0.26%
2010-2018 Population: Annual Growth Rate	-0.45%	1.07%	1.31%
2018-2023 Population: Annual Growth Rate	1.00%	1.27%	1.35%
2018 Median Age	30.5	32.5	34.2
Households			
2000 Households	5,104	29,852	84,821
2010 Households	4,918	28,826	87,504
2018 Total Households	4,540	31,183	96,994
2023 Total Households	4,741	33,210	103,731
2000-2010 Annual Rate	-0.37%	-0.35%	0.31%
2010-2018 Households: Annual Growth Rate	-0.96%	0.96%	1.26%
2018-2023 Households: Annual Growth Rate	0.87%	1.27%	1.35%
2018 Average Household Size	3.09	2.65	2.40
Housing Units			
2018 Total Housing Units	5,173	36,225	107,916
2018 Owner Occupied Housing Units	1,549	13,610	43,667
2018 Renter Occupied Housing Units	2,991	17,573	53,327
2018 Vacant Housing Units	633	5,042	10,922
Race and Ethnicity			
2018 White Alone	44.3%	43.2%	46.3%
2018 Black Alone	25.2%	34.6%	34.7%
2018 American Indian/Alaska Native Alone	0.6%	0.5%	0.4%
2018 Asian Alone	2.4%	3.3%	5.0%
2018 Pacific Islander Alone	0.1%	0.1%	0.0%
2018 Hispanic Origin (Any Race)	50.5%	32.1%	21.4%
Income			
2018 Median Household Income	\$35,865	\$45,004	\$55,954
2018 Average Household Income	\$45,966	\$62,969	\$80,096
Per Capita Income	\$15,286	\$23,801	\$32,936
2018 Population 25+ by Educational Attainment			
Total	8,464	54,420	157,861
High School Graduate	25.4%	20.6%	17.6%
GED/Alternative Credential	3.2%	3.8%	2.8%
Some College, No Degree	18.6%	19.0%	18.8%
Associate Degree	4.9%	6.8%	6.9%
Bachelor's Degree	9.8%	19.5%	26.2%
Graduate/Professional Degree	4.3%	10.3%	14.9%
Data for all businesses in area			
Total Businesses:	391	2,755	11,790
Total Employees:	4,448	34,589	171,160
Total Residential Population:	14,107	86,024	238,042
Employee/Residential Population Ratio:	0.32:1	0.4:1	0.72:1
2018 Total Daytime Population	10,673	82,560	296,108
Workers	3,202	40,599	187,002
Residents	7,471	41,961	109,106