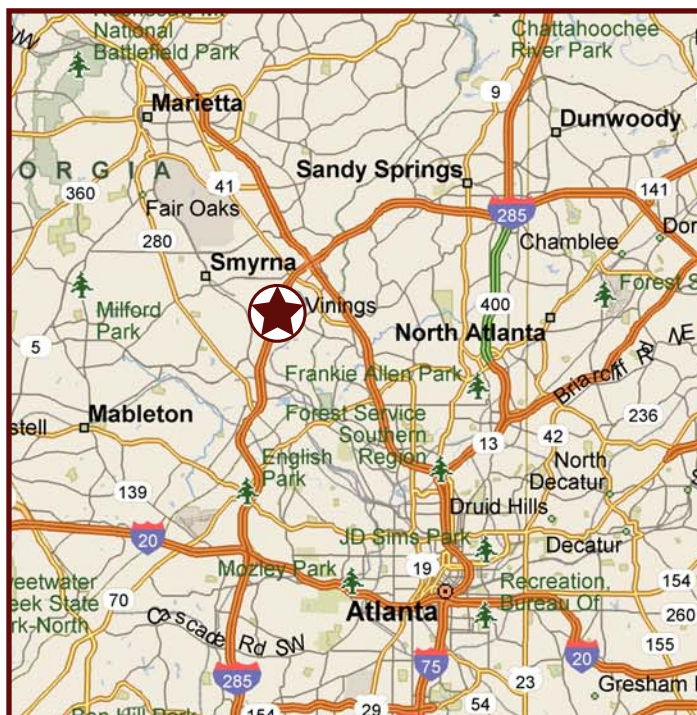


Property Highlights

- Atlanta MSA
- Direct entry from Cumberland Parkway - a major artery in the Atlanta market
- Three dedicated entries
- Major signalized intersection just off I-285 & Paces Ferry Road
- Co-tenants include: UPS Store, Chick-Fil-A, Sherwin Williams and Starbucks
- 60' Pylon with Interstate 285 visibility
- Combined Traffic Count: 46,750 CPD



Leasing Contact:
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Site Plan



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Demographics	1-Mile Radius	3-Mile Radius	5-Mile Radius
2010 Population	11,539	74,584	186,854
2015 Population	12,156	78,916	198,128
2010 Average HH Income	\$107,009	\$93,244	\$94,764
2015 Average HH Income	\$124,520	\$108,347	\$110,015