Publix #1183 - Parkway Village

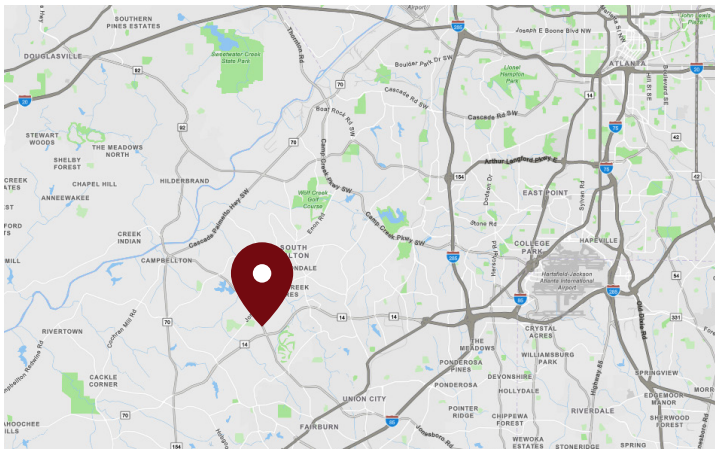
5370 Campbellton Fairburn Road
Fairburn, GA 30213
Lat 33.613, Long -84.612

FOR LEASE

1,400 SF AVAILABLE & ±18.261 ACRE OP FOR SALE

PROPERTY HIGHLIGHTS

- Publix-Anchored Center Located in Fairburn, a Diverse Community offering a Mix of Residential, Commercial and Industrial Areas
- Conveniently Located along Campbellton Fairburn Road, a Primary Retail Artery with Easy Access to Interstate 85
- Exceptional Visibility and Multiple Points of Access, Providing Ease and Convenience for Customers
- Strong Three-Mile Average Household Income of $114,000, with Anticipated 21% Growth Over the Next Five Years
- Traffic Count: 22,100 VPD (US-20/South Fulton Parkway)



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	3,412	33,754	78,262
Daytime Population	2,497	21,396	57,827
Total Households	1,400	11,871	28,182
Avg. HH Income	$86,891	$114,347	$113,007

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Melody Holley

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Crossman & Company
www.crossmanco.com

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Suite	Tenant	Size
3	Publix	45,600
1-AB	La Fiesta Mexican Restaurant	3,500
1-C	J Nails	1,050
1-D	Exquisite Smiles	1,750
2	Beverage City #2	2,980
2-B	Awa Best Braids	1,400
2-C	Five Star Pack N Ship	1,400
2-D	Planet Smoothie	1,400
4	AVAILABLE	1,400

Suite	Tenant	Size
4-B	Jackson Eye Care	1,400
4-C	Beauty Supply	1,400
4-D	Undeniable Urgent Care	2,569
4-E	South Fulton Pet Care	2,553
5-A	Presidential Cuts	1,400
5-B	The Original Hot Dog Factory	1,400
5-C	China 88	1,050
5-D	BenchMark Physical Therapy	1,750
6-A	Golden Krust Caribbean Restaurant	1,400

Suite	Tenant	Size
6-B	Salon Vibez	1,400
6-C	Goodwill Donation Center	1,400
6-D	RuChDa Wings	2,100
7-A	Little Caesar's Pizza	1,400
7-B	Nature's Touch Dry Cleaners	1,384
	AVAILABLE	±18.261
	TOTAL	83,086

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY
340,500

EST. # OF VISITS ANNUALLY
3 Million

AVG. VISITS / CUSTOMER
8.71

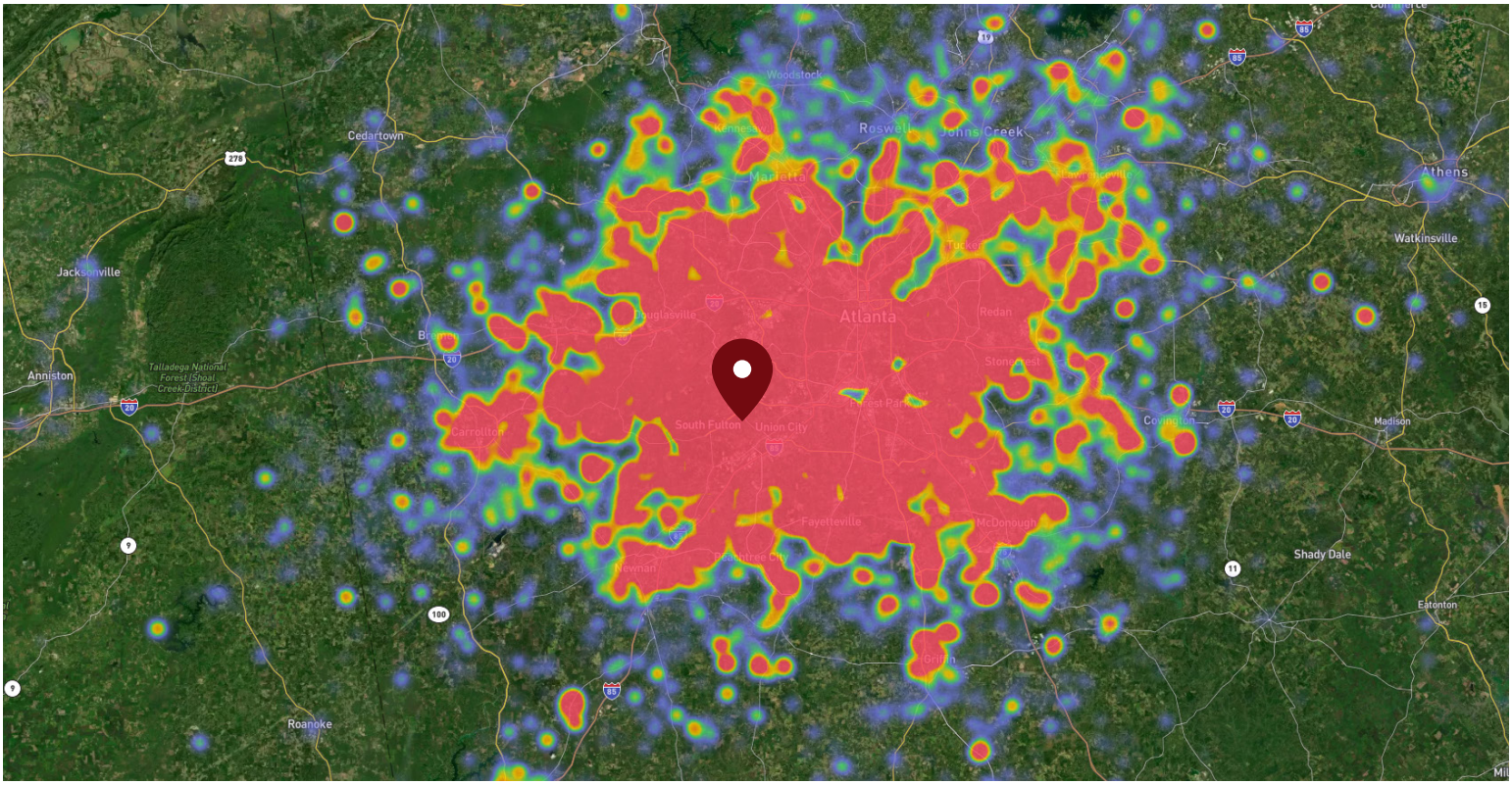
AVG. LENGTH-OF-STAY / VISIT
25 Min

TOP 3 DAYS	# OF VISITS
Friday	470,910
Saturday	452,561
Wednesday	442,518

TOP 3 HOURS	# OF VISITS
6-7 PM	392,532
5-6 PM	372,162
4-5 PM	370,159

Data provided by Placer Labs Inc. (www.placer.ai) February 1, 2025 - January 31, 2026

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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