Publix #1690 - Matt Town Center

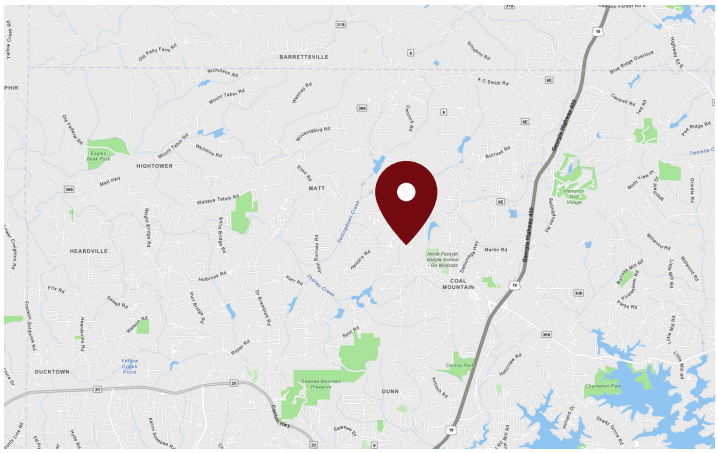
5310 Matt Highway
Cumming, GA 30028
Lat 34.299, Long -84.150

FOR LEASE

1,295 - 2,825 SF & TWO OP'S AVAILABLE

PROPERTY HIGHLIGHTS

- New Publix-anchored center located in Cumming, Forsyth's county seat, which consistently ranks as one of the fastest growing counties in Georgia and in the nation.
- Forsyth County is the 16th wealthiest county in the nation and is home to more than 75 international companies, more than 20 of which have located their North American corporate headquarters here.
- Less than 3.5 miles from Matt Elementary School (1,231 students), Liberty Middle School (1,180 students) and North Forsyth High School (2,539 students)
- The shopping center plaza is in the heart of an affluent residential area, with nearby household average household income topping $130,000 in a 5 mile radius.
- Combined Traffic Count: 20,440 VPD



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	3,274	22,268	55,216
Daytime Population	2,238	15,360	41,221
Total Households	1,068	7,089	17,963
Avg. HH Income	$134,804	$160,215	$150,029

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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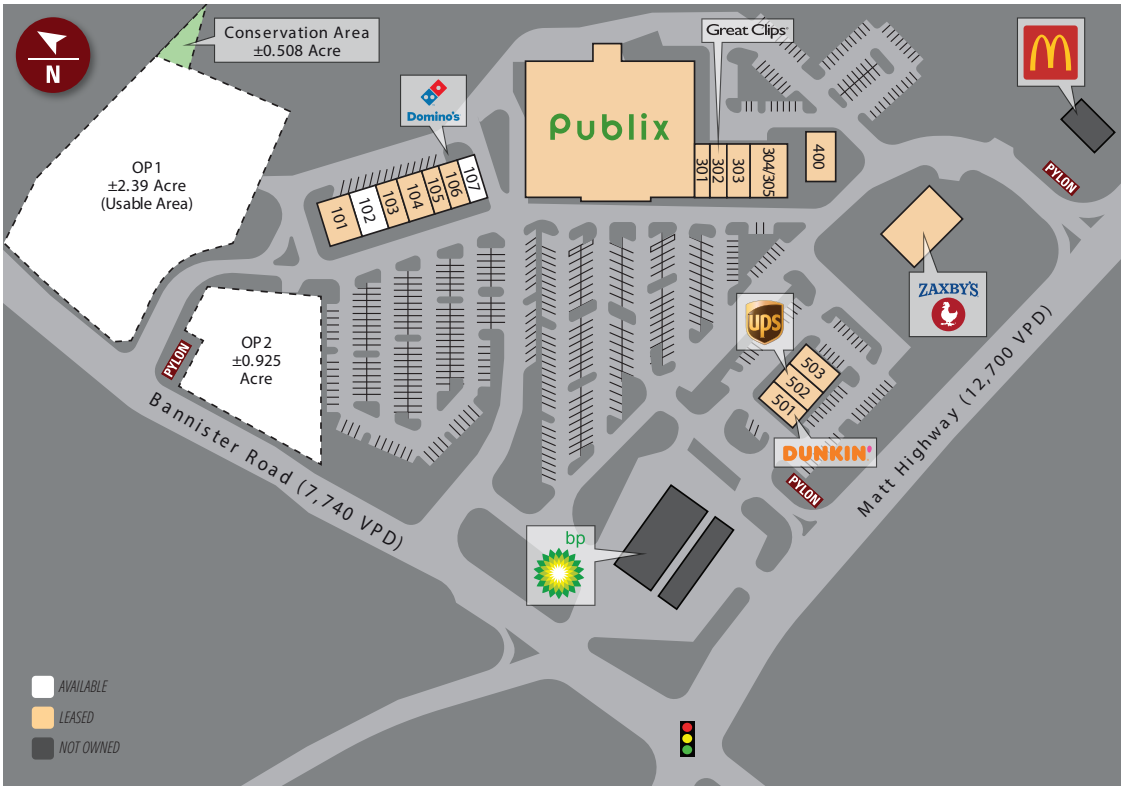

SITE PLAN

Suite	Tenant	Size
200	Publix	48,387
101	Laredos Taqueria & Grill	4,000
102	AVAILABLE	2,825
103	Maxfield Medical Urgent Care	2,240
104	Fifth & Mae Salons	2,940
105	BenchMark Physical Therapy	1,400
106	Domino's	1,400
107	AVAILABLE	1,295
301	Coal Mountain Eye Care	1,400
302	Great Clips	1,190
303	Grand Nails Salon	2,310
304/305	Sage Dental	3,360
400	Reveille Cafe	3,330
501	Dunkin'	2,200
502	The UPS Store	1,400
503	EasyVet	1,400
OP1	AVAILABLE (Includes ±0.508 AC Conservation Area)	±2.39
OP2	AVAILABLE	±0.925
OP3	Zaxby's	±1.312

TOTAL 81,077

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY
204,800

EST. # OF VISITS ANNUALLY
1.8 Million

AVG. VISITS / CUSTOMER
8.69

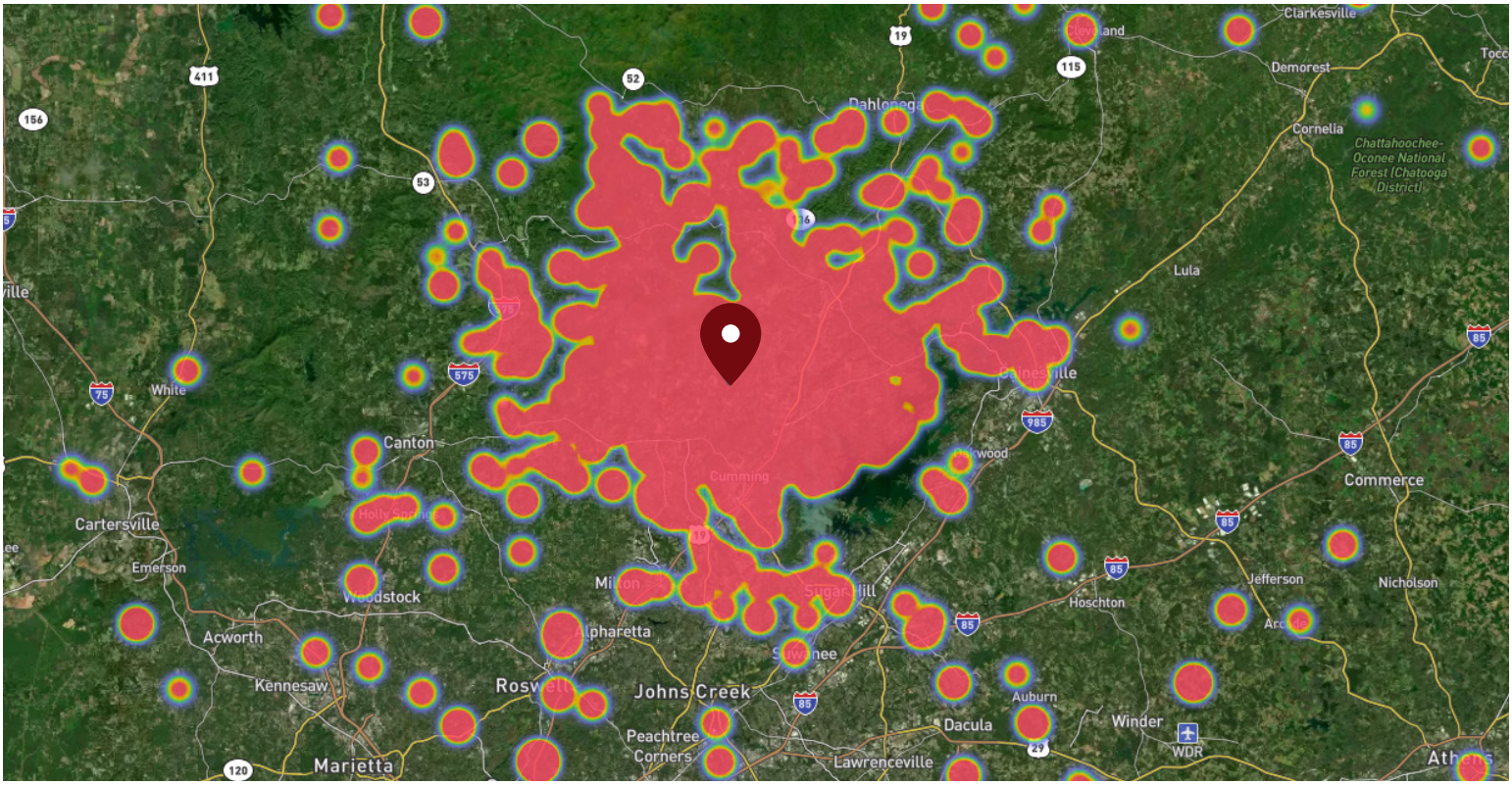
AVG. LENGTH-OF-STAY / VISIT
27 Min

TOP 3 DAYS	# OF VISITS
Saturday	292,328
Sunday	284,872
Friday	267,377

TOP 3 HOURS	# OF VISITS
5-6 PM	251,910
12-1 PM	232,130
6-7 PM	230,875

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

SITE VISIT DENSITY



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

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

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