



SHOPS OF YULE FOREST

3565 N Hwy 155, Stockbridge GA 30281



DEMOGRAPHICS

1 MILE

 15,768
Estimated population

 2,134
Estimated daytime population

 \$120,747
Average household income

 5,354
Households

3 MILE

 49,956
Estimated population

 8,226
Estimated daytime population

 \$118,358
Average household income

 17,264
Households

5 MILE

 125,812
Estimated population

 29,228
Estimated daytime population

 \$103,399
Average household income

 44,588
Households

DRIVE TIME POPULATION

5
Min  13,930

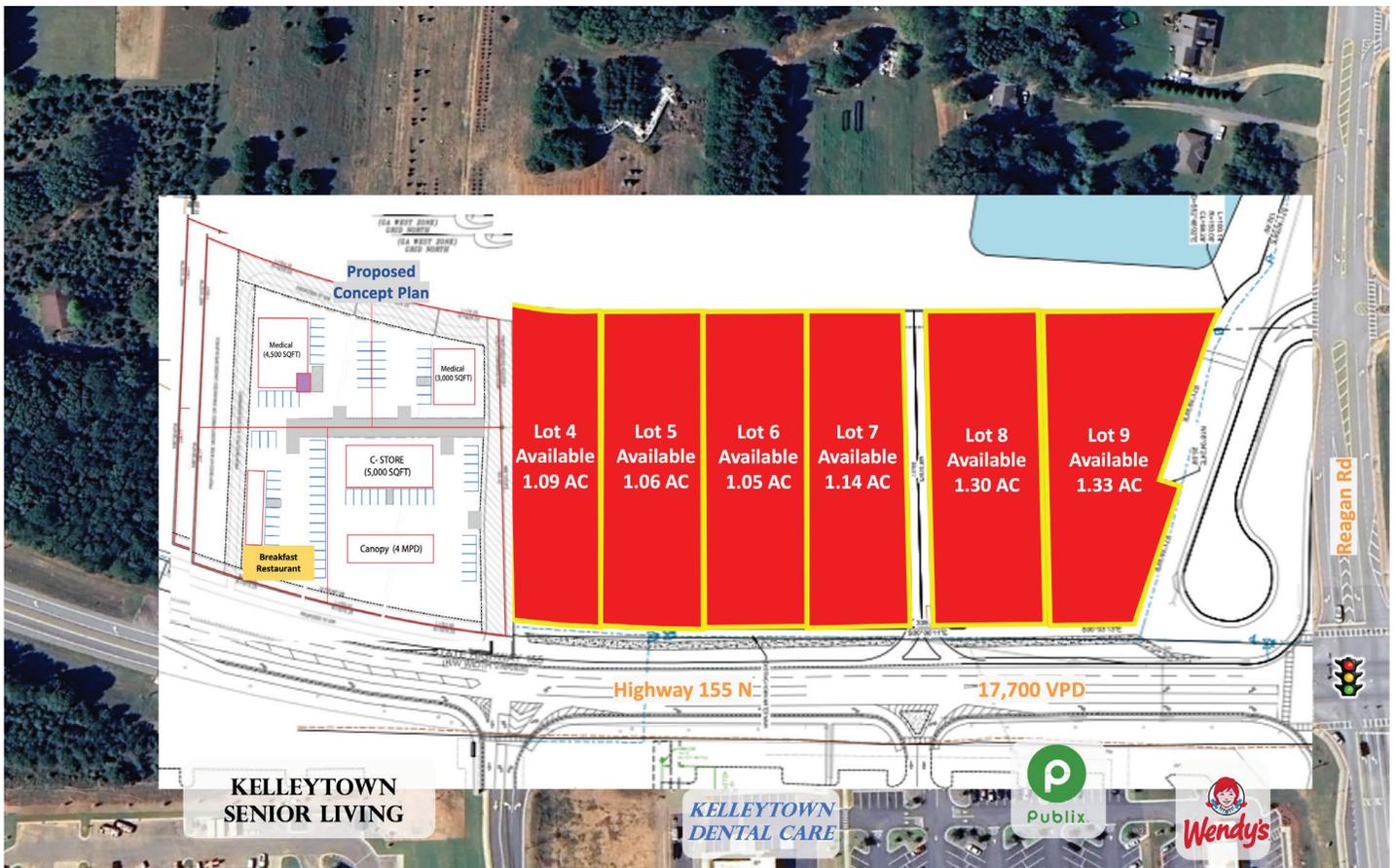
10
Min  53,503

15
Min  178,735

Information contained in this marketing brochure has been obtained by the owner of the property or other sources that we deem reliable, however we cannot guarantee the accuracy of it. You should conduct an independent investigation of the shopping center to verify all information in determining the suitability of the property.

SITE PLAN

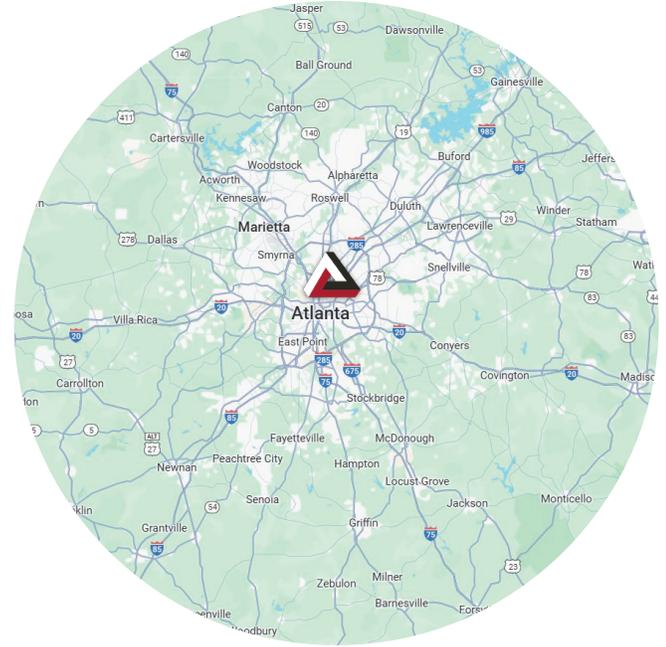
SUITE	TENANT	SIZE	SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
Lot 1	In Negotiations	1.48 AC	Lot 4	Available	1.09 AC	Lot 7	Available	1.14 AC
Lot 2	In Negotiations	.87 AC	Lot 5	Available	1.06 AC	Lot 8	Available	1.3 AC
Lot 3	In Negotiations	.95 AC	Lot 6	Available	1.05 AC	Lot 9	Available	1.33 AC



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HIGHLIGHTS

- Pads for sale, GL or BTS.
- Across from brand-new Publix-anchored shopping center, Kelleytown Village.
- Property is located off Highway 155/Kelleytown Rd in Stockbridge, GA.
- 27 mature neighborhoods within a 5-mile radius with home prices ranging between \$200,000 and \$450,000.
- Site is located 3 miles from the new Millers Creek neighborhood development with 371 homes.
- 210+ homes planned to go behind the Publix center



17,700 on GA-155 / Kelleytown Rd.



Access from GA-155 / Kelleytown Rd.
Cross access from Moseley Rd.



Signage options are available.

