



CENTERVILLE POINT & PADS

3641 Centerville Hwy, Snellville GA 30039

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DEMOGRAPHICS

1 MILE

 5,039
Estimated population

 1,871
Estimated daytime population

 \$107,141
Average household income

 1,635
Households

3 MILE

 56,405
Estimated population

 7,238
Estimated daytime population

 \$109,830
Average household income

 18,356
Households

5 MILE

 125,488
Estimated population

 26,748
Estimated daytime population

 \$110,579
Average household income

 41,642
Households

DRIVE TIME POPULATION

5
Min  12,193

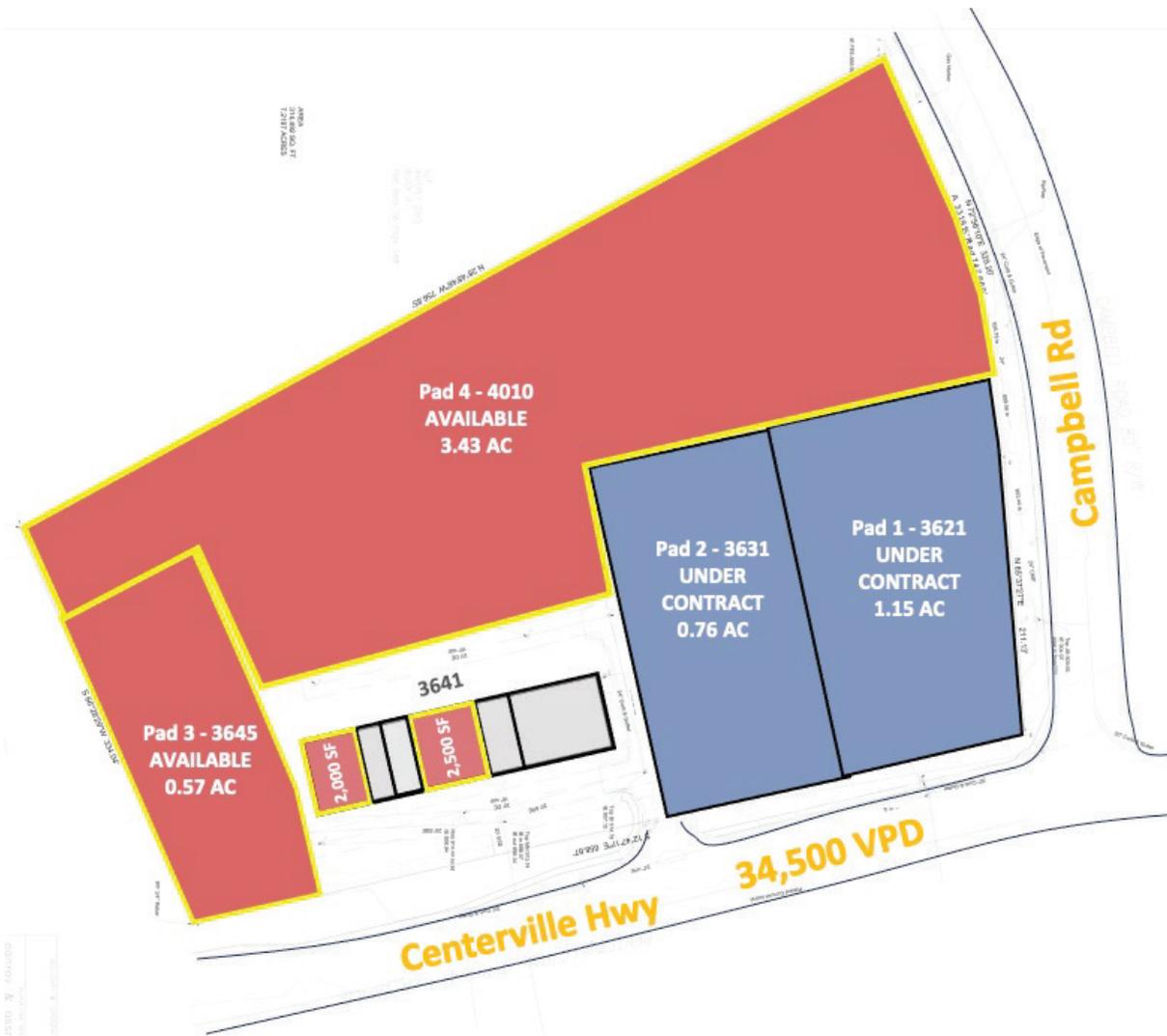
10
Min  81,003

15
Min  180,934

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

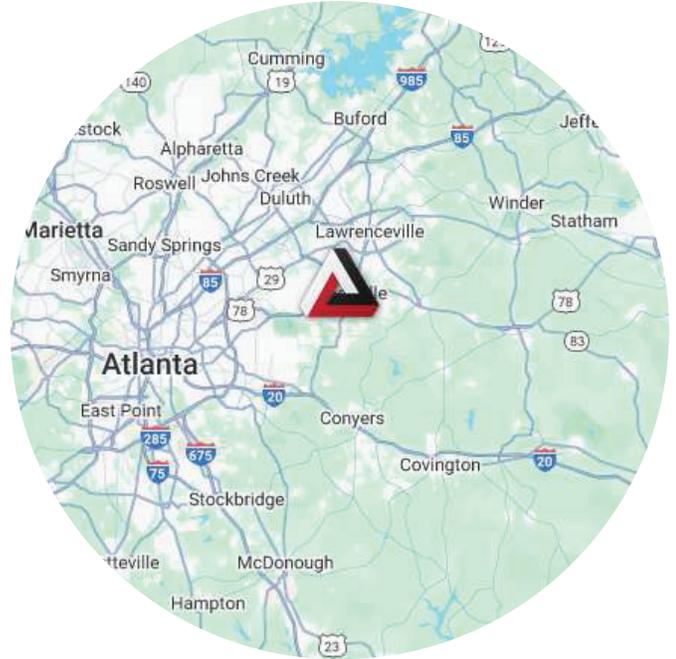
SUITE	TENANT	SIZE	SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
Pad 1 - 3621	Under Contract	1.15 AC	100	Available	2,000 SF	400	Benchmark Physical T...	1,667 SF
Pad 2 - 3631	Under Contract	.76 AC	200	Domino's Pizza	1,227 SF	500	Piedmont Urgent Care	4,595 SF
Pad 3 - 3645	Available	.57 AC	300 A	The Connoisseur Vape ...	1,227 SF			
Pad 4 - 4010	Available	3.43 AC	300 B	Available	2,500 SF			



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HIGHLIGHTS

- 2,000 SF and 2,500 SF retail endcap spaces for lease.
- Parcels are available for sale, GL or BTS.
- Join Piedmont Urgent Care, Benchmark Physical Therapy, and Dominos.
- Nearby major retailers include Publix, Walmart, Walgreens, and Aldi.



44,900 on Sugarloaf Pkwy



Right In/Right Out on Sugarloaf Pkwy
Cross access from Meadow Church Rd



Monument and facade access available



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