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#### **DEMOGRAPHICS**

# 1 MILE

3,903 ຸດວ່ວ ຕິຕິຕິ Estimated population

Estimated daytime population

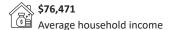
\$101,146 Average household income



## 3 MILE

46,500 နှင့် **46,၁**00 ဂူဂူဂူ Estimated population



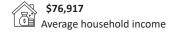




## 5 MILE









## **DRIVE TIME POPULATION**







10 (a) 50,587









### **SITE PLAN**

SUITE	TENANT	SIZE	SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
101	Yogli Mogli	1,995 SF	105/202	Blue Agave	4,984 SF	205	Luxury Nails & Spa	1,950 SF
102	Bibop Bubble Tea	739 SF	112	LA Fitness	45,000 SF	206	Syndicutz Barbershop	1,200 SF
103	NYC Essentials	1,400 SF	203	Brazilian Wax by Andreia	1,200 SF	OP 300	Available	5,000 SF
104	Chapel Hill Family Dentistry	2,366 SF	204	OneMain Financial	1,950 SF			

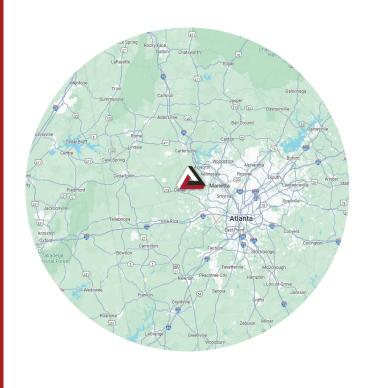






### **HIGHLIGHTS**

- 5,000 SF outparcel available for BTS or GL.
- LA Fitness- and Aldi-anchored shopping center.
- Conveniently located just minutes from I-20 and Highway 5 along the heavily traveled Chapel Hill Road.
- Within one of the primary retail trade areas in Douglasville.
- Highly accessible with two lighted intersections on Chapel Hill Rd.





19,700 on Chapel Hill Rd 16,700 on Douglas Blvd 84,700 on I-20



Multiple signalized full-access points along Chapel Hill Rd. Right-in/Right-out access along Chapel Hill Rd.



Pylon Signage along Chapel Hill Rd.

