

# EMORY VILLAGE



**BRAND NAME**  
YOUR SLOGAN  
HERE

1385

1385

**1385 OXFORD RD**

1385 Oxford Rd NE, Atlanta GA 30306

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**DEMOGRAPHICS**

**1 MILE**

12,086  
Estimated population

141,274  
Estimated daytime population

\$199,564  
Average household income

4,276  
Households

**3 MILE**

151,139  
Estimated population

225,381  
Estimated daytime population

\$171,861  
Average household income

70,829  
Households

**5 MILE**

439,477  
Estimated population

691,824  
Estimated daytime population

\$152,645  
Average household income

212,653  
Households

**DRIVE TIME POPULATION**

**5 Min** 14,927

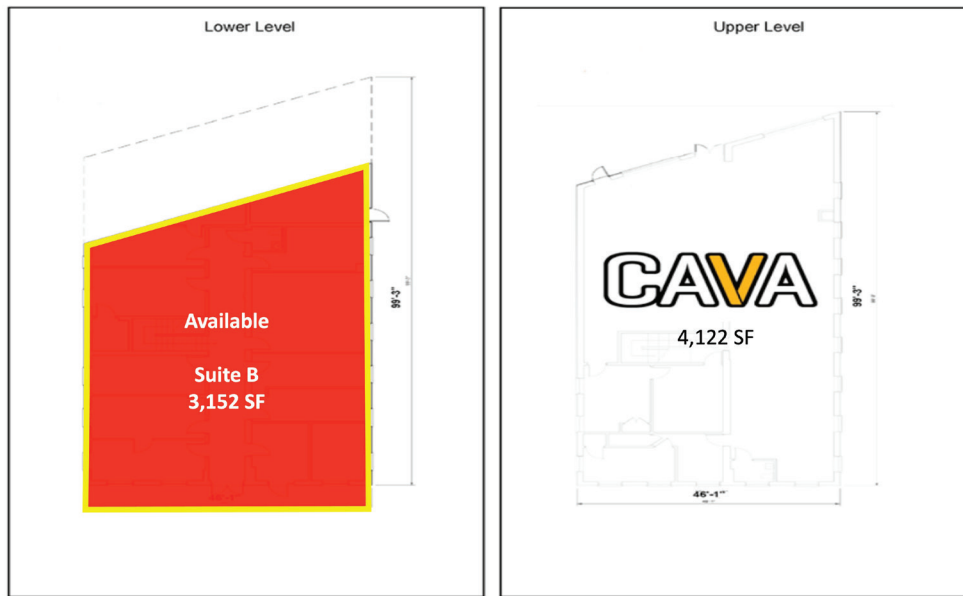
**10 Min** 97,930

**15 Min** 278,112

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**

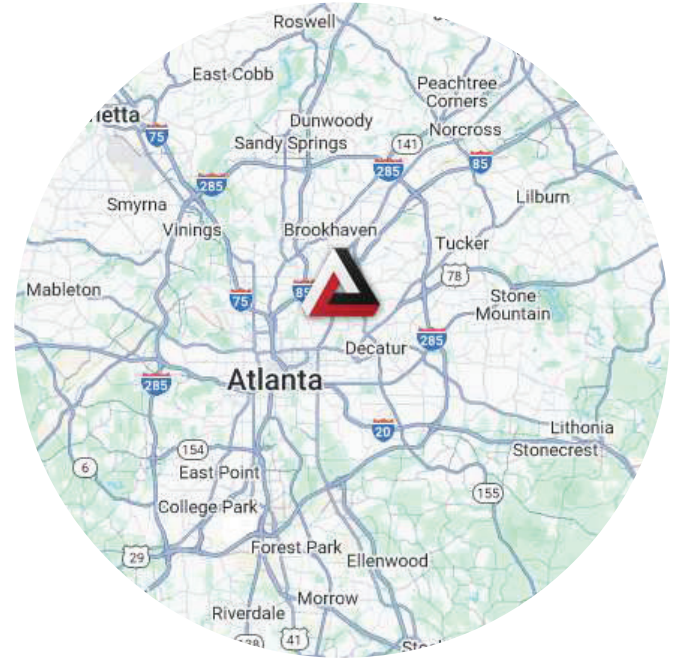
SUITE	TENANT	SIZE
Suite A	CAVA Grill	4,122 SF
Suite B	Available	3,152 SF



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## HIGHLIGHTS

- 3,152 SF of retail office space available for lease.
- In the heart of Emory College University Campus with over 30,000 students currently enrolled.
- Across the street from Emory University Barnes & Noble Bookstore and Starbucks.
- Average household income is \$199,564 within 1 mile of the property.
- Nearby retailers include CAVA, Jimmy John's, Chipotle, CVS, Chase Bank, Sweetgreen, Starbucks, Buffalo Wild Wings GO, and Panera Bread.
- Potential mural opportunity for branding.
- Visibility from North Decatur Rd.



4,440 on Oxford Rd NE  
16,400 on N Decatur Rd



Full access from Decatur Rd.



Mural opportunity available.



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