



Retail and Restaurant Space for Lease in New Mixed Use Development

Delivering Fall 2023

- +/- 1,200 - 8,761 RSF of Retail, Restaurant, and Office
- Over 1,300 SF of New Residential units delivered or in development within 2 blocks
- Excellent visibility on Peachtree Boulevard (+40k AADT)
- Near new major developments (NBCUniversal/Gray Studios, Toll Brothers, City Center)
- Prime Location in dynamic Chamblee market
- **Excellent Demographics**
 - **Population**
 - 1 mile: 20,821; 3 mile: 125,107; 5 mile: 322,428
 - **Households**
 - 1 mile: 9,095; 3 mile: 51,456; 5 mile: 137,382
 - **Average Household Income**
 - 1 mile: \$128,533; 3 mile: \$117,995; 5 mile: \$126,047
- Walk to Marta and Chamblee Rail Trail
- Close to Perimeter, Brookhaven, Buckhead

For More Information:

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PROPERTY RENDERINGS



Peachtree Blvd & Chamblee Tucker Rd



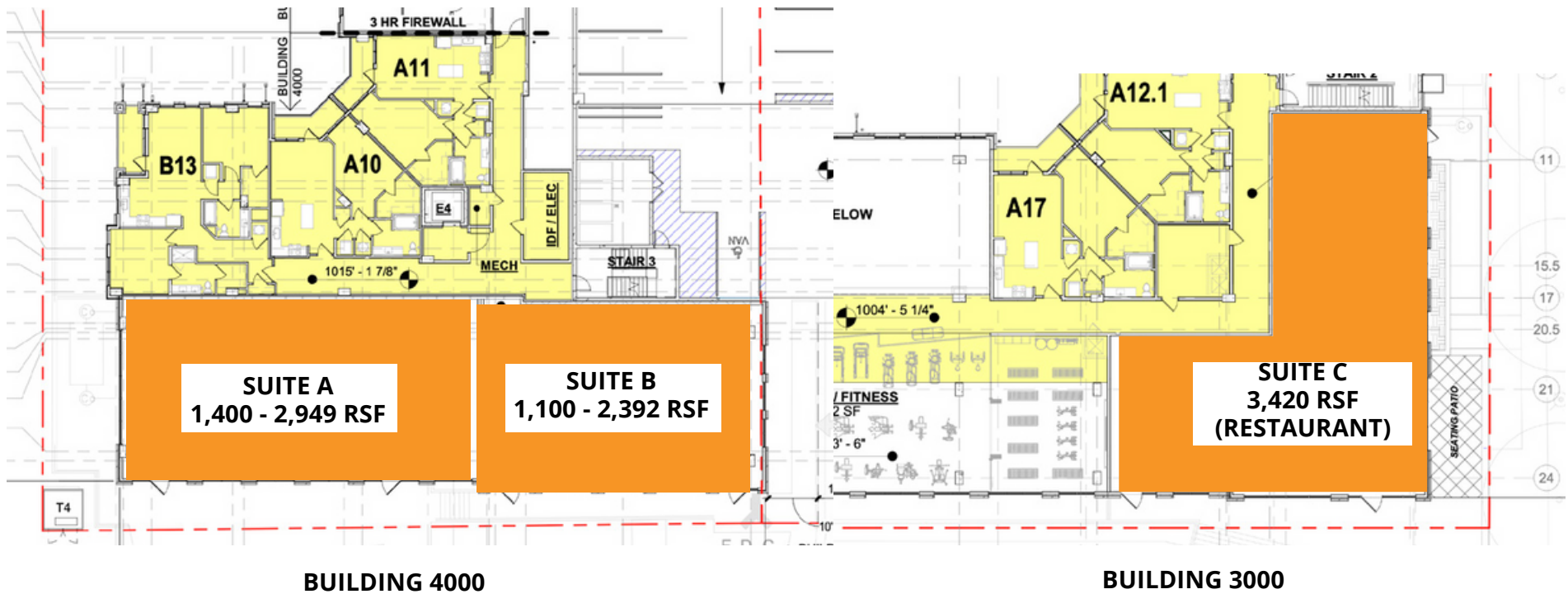
PROPERTY RENDERINGS



Sexton Woods Dr



FLOOR PLAN



Suites A, B, and C face Peachtree Blvd

SITE PLAN

