

SULLIVAN WICKLEY

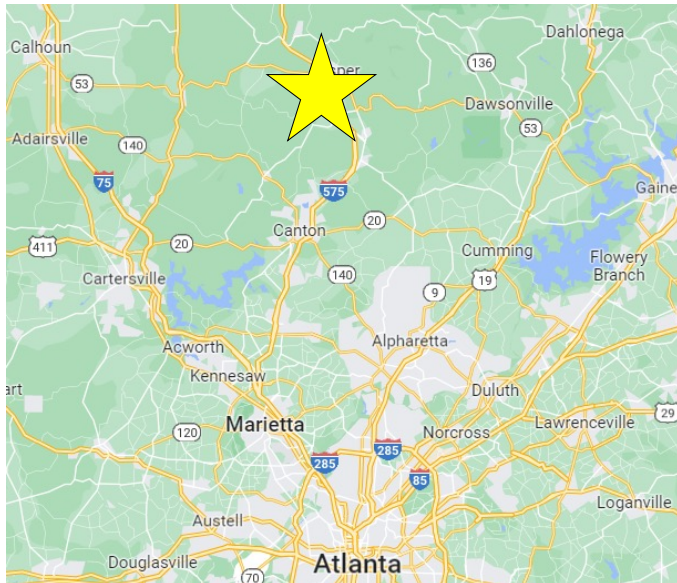
JASPER VILLAGE

115 Bill Wigington Pkwy
Jasper, Georgia 30143

PICKENS COUNTY



EXISTING TENANTS:



Property Information

FOR LEASE: 95,006 square foot Kroger-anchored shopping center at the highly trafficked intersection of Highway 515 and Highway 53 in Jasper, Georgia.

Kroger has seen an increase in sales for 8 consecutive years, with 30% of their shoppers living 10+ miles away.

Center is shadow-anchored by Home Depot, generating an additional 480,000 customer visits per year. SOURCE: Placer.ai

On the other side of Highway 53 is Mountain Education Charter High School, consisting of 2,237 students.

Just up the street is Piedmont Hospital Mountainside, consisting of 400 employees and 200 physicians.

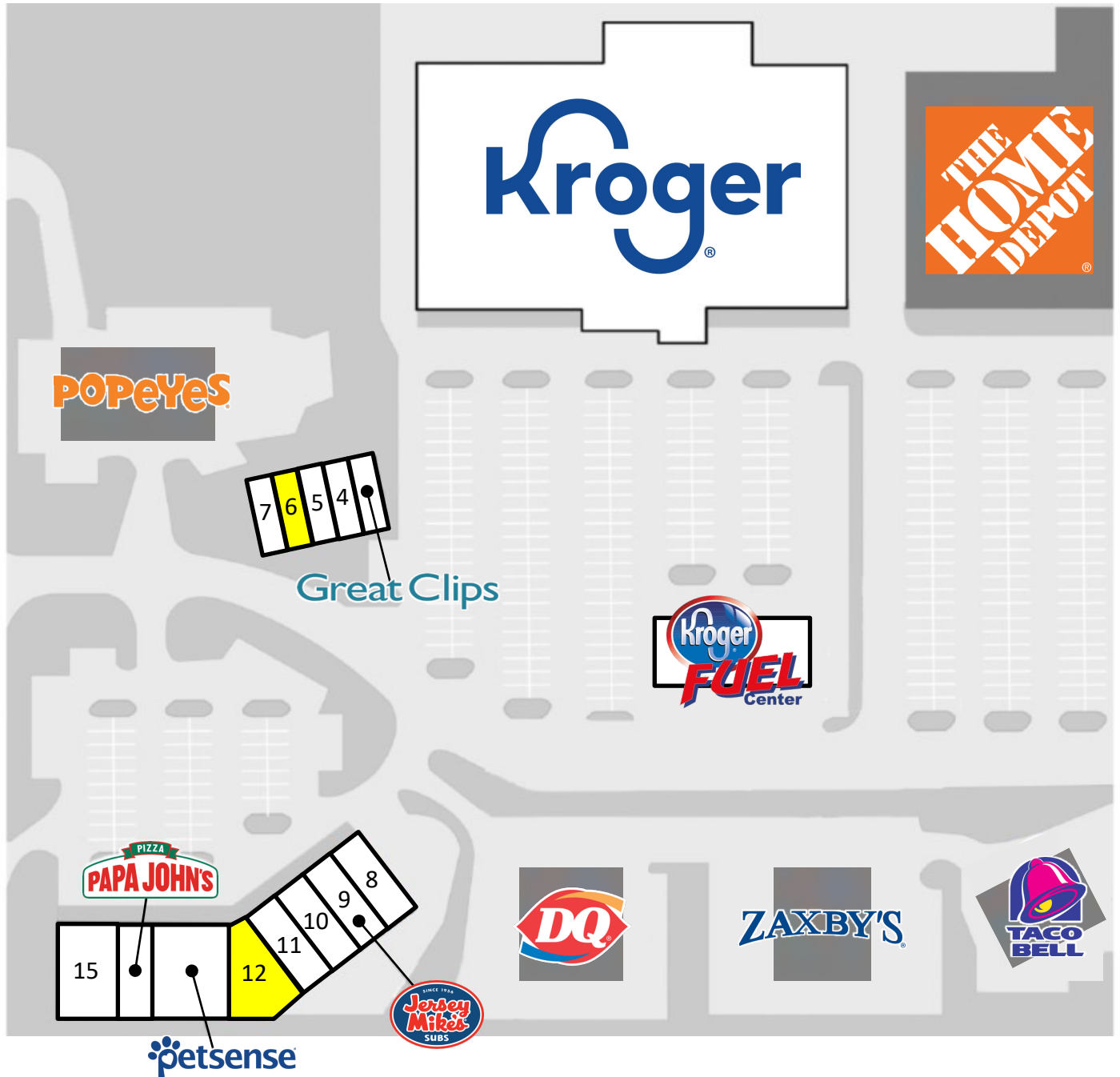


TRAFFIC COUNTS
30,000 VPD – Highway 515
15,165 VPD – Highway 53

	3-Mile	5-Mile	10-Mile
Total Population:	9,779	16,004	38,538
Total Households:	3,682	5,989	14,253
Avg HH Income:	\$69,497	\$69,572	\$77,507

Information contained herein has been obtained from sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it.





SUITE	TENANT	TOTAL SF
ANC	Kroger	70,020
3	Great Clips	1,025
4	Nail Dynasty	1,000
5	Active Life Massage Therapy	1,000
6	AVAILABLE	1,000
7	Brennan Chiropractic	1,036
8	Vaperite	1,450

SUITE	TENANT	TOTAL SF
9	Jersey Mike's	1,400
10	Peking Garden	2,800
11	Cricket Wireless	1,400
12	AVAILABLE	2,212
13	PetSense	5,018
14	Papa John's Pizza	1,400
15	Dos Margarita's Mexican	4,245