

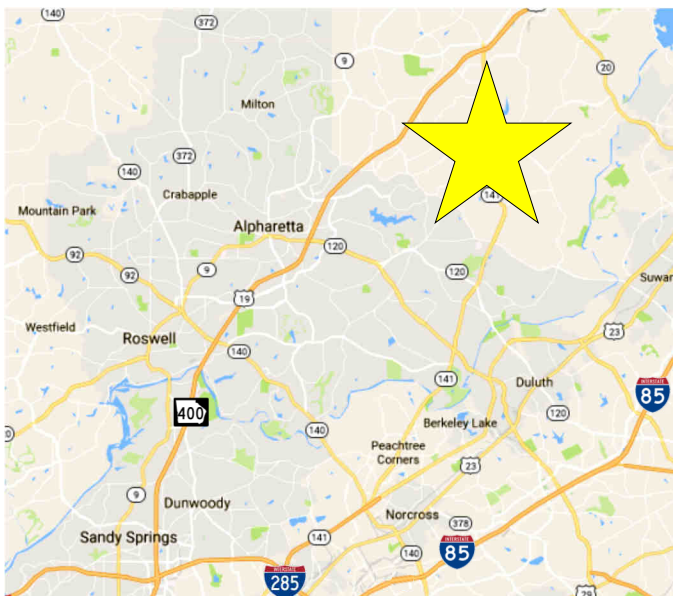
# SULLIVAN WICKLEY

## SHARON GREENS

1595 Peachtree Pkwy  
Cumming, GA 30041

FORSYTH COUNTY

EXISTING TENANTS:



## Property Highlights

Sharon Greens is the 101,301 SF Kroger-anchored center at the intersection of Peachtree Pkwy/Highway 141 and Sharon Road

Huge exposure and visibility with traffic counts of 56,400 VPD at the intersection

Property is surrounded by affluent neighborhoods with average household incomes of \$151,284 within a 3-mile radius

Sharon Road is the main artery to Windermere Neighborhood (18-hole golf course, 12 tennis courts, and aquatic center)

South Forsyth High School (2,545 students) is located just 1.50 miles north of the shopping center

### TRAFFIC COUNTS

40,200 VPD - Hwy 141 / Peachtree Pkwy  
16,200 VPD - Sharon Road

Total Population

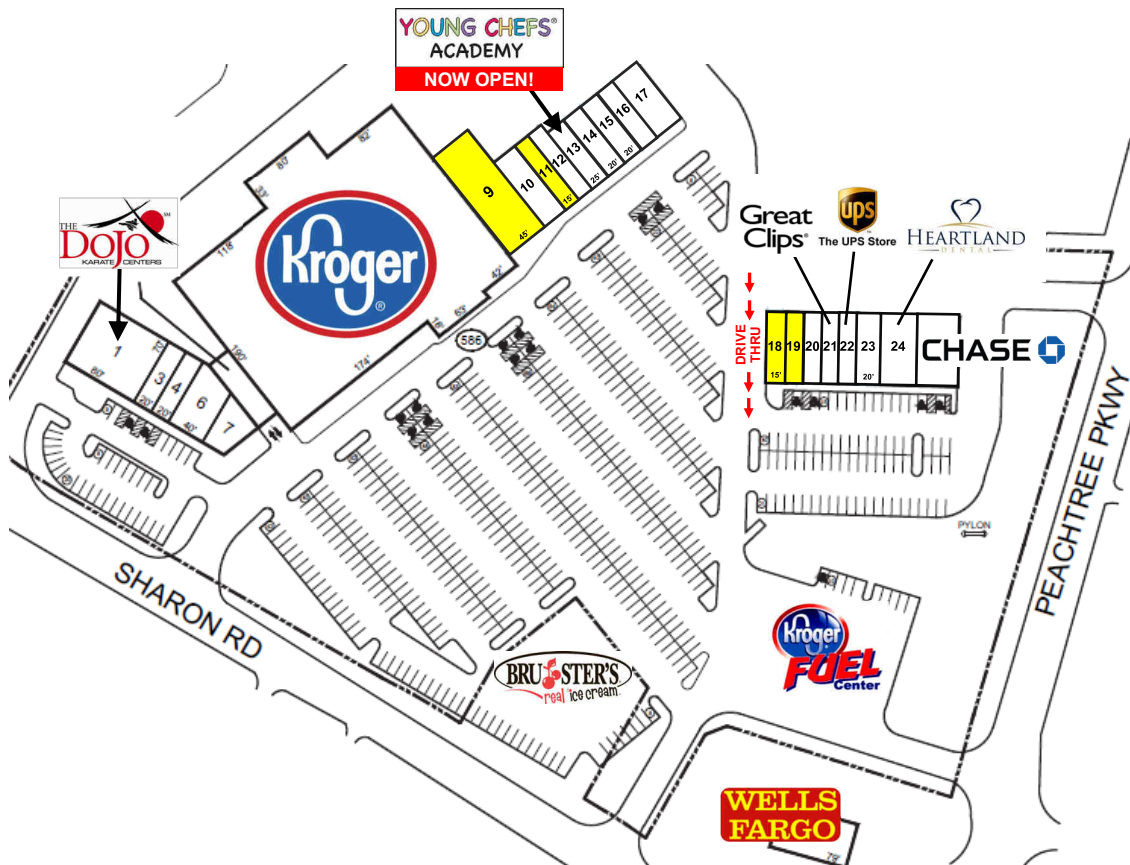
Total Households

Avg HH Income

	1-mile	3-mile	5-mile
Total Population	5,389	48,398	138,857
Total Households	1,765	15,395	45,621
Avg HH Income	\$144,151	\$151,284	\$137,228

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





TENANT INDEX		
1	The Dojo Martial Arts	5,600
3	Higher Purpose Fitness	1,400
4	Kumon	1,400
6	Dandelion	2,668
7	Papa John's	1,500
8	Kroger	54,139
9	<b>AVAILABLE</b>	<b>5,400</b>
10	Glow Hair Studio	2,400
11	<b>AVAILABLE</b>	<b>1,200</b>
12	Goodwill	1,184
13	Young Chefs Academy	1,750
14	Code Cubbies	1,400
15	Soleil Nails	1,400
16	Soleil Nails	1,400
17	Om's Dry Cleaning	1,960
18	<b>AVAILABLE</b>	<b>1,050</b>
19	<b>AVAILABLE</b>	<b>1,050</b>
20	Sunset Massage	1,600
21	Great Clips	1,200
22	The UPS Store	1,400
23	Belton Hearing	1,400
24	Heartland Dental Care	2,800
26	Chase Bank	3,000
27	Wells Fargo	3,000
TOTAL GLA:		101,301