

4790 Jonesboro Road
Union City, Georgia 30291

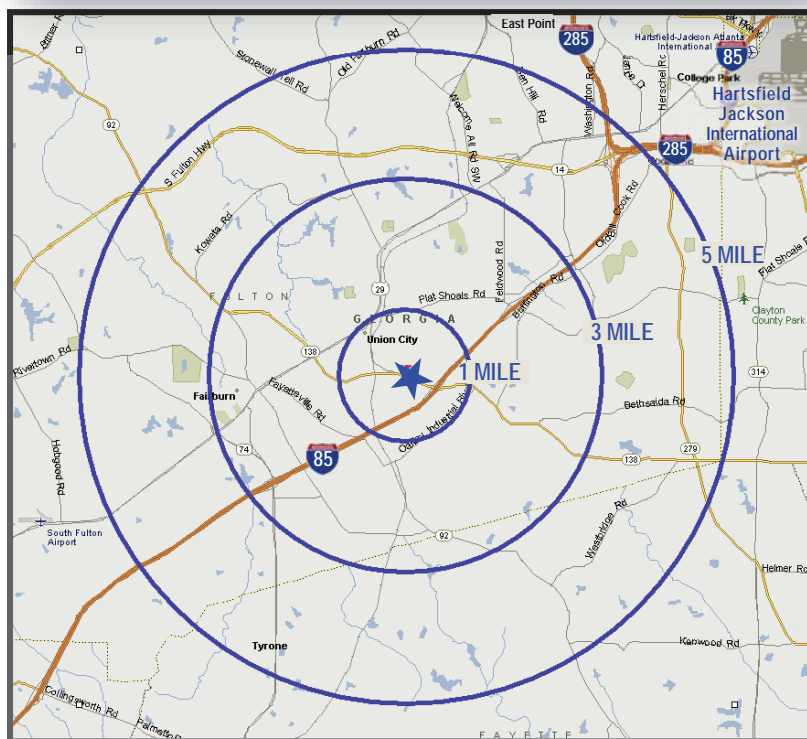


PROFILE

- A 16,594 SF neighborhood center anchored by O'Reilly Auto Parts.
- One space currently available:
Suite D - 4,218 SF (former restaurant)
- Tenants include LaFiesta Mexican Restaurant and K&K Cleaners

LOCATION

- Located on Jonesboro Road in Union City, Ga. a half mile from I-85 at exit 64
- High visibility corner location at a signalized intersection with entrances off of both Jonesboro Road and Goodson Connector
- Traffic count on Jonesboro Road: 28,400 VPD
- Approximately 5 miles south of Hartsfield-Jackson Atlanta International Airport
- Area retailers include Walmart Supercenter, Kroger, Hibbett Sports, Dollar Tree, Big Lots and Unclaimed Freight
- Half a mile to the new **Atlanta Metro Studios** currently under construction on the site of the former Shannon Mall, designed to serve the feature film and television production industry in Georgia which generated more than \$6 billion in 2015. Phase 1 of the project is scheduled to be completed in 2016 and includes:
 - 130,500 SF of sound stages
 - 60,000 SF of office space
 - 50,000 SF of flex space
- A 1,100,000 SF distribution center is also planned for the complex



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Total Population	5,192	40,325	89,603
Households	1,896	15,315	33,157
Average HH Income	\$41,078	\$52,271	\$57,640

AERIAL PERSPECTIVE



SITE PLAN



FLOOR PLAN

