




# Calhoun Outlet Land


455 Belwood Rd, Calhoun GA 30701




## DEMOGRAPHICS

### 1 MILE


 1,027  
Estimated population


 2,469  
Estimated daytime population


 \$80,902  
Average household income

 402  
Households

### 3 MILE


 12,015  
Estimated population


 10,352  
Estimated daytime population


 \$70,178  
Average household income

 4,138  
Households

### 5 MILE

 32,529  
Estimated population

 18,398  
Estimated daytime population

 \$65,146  
Average household income

 11,655  
Households

## DRIVE TIME POPULATION

**5**  
Min  2,014

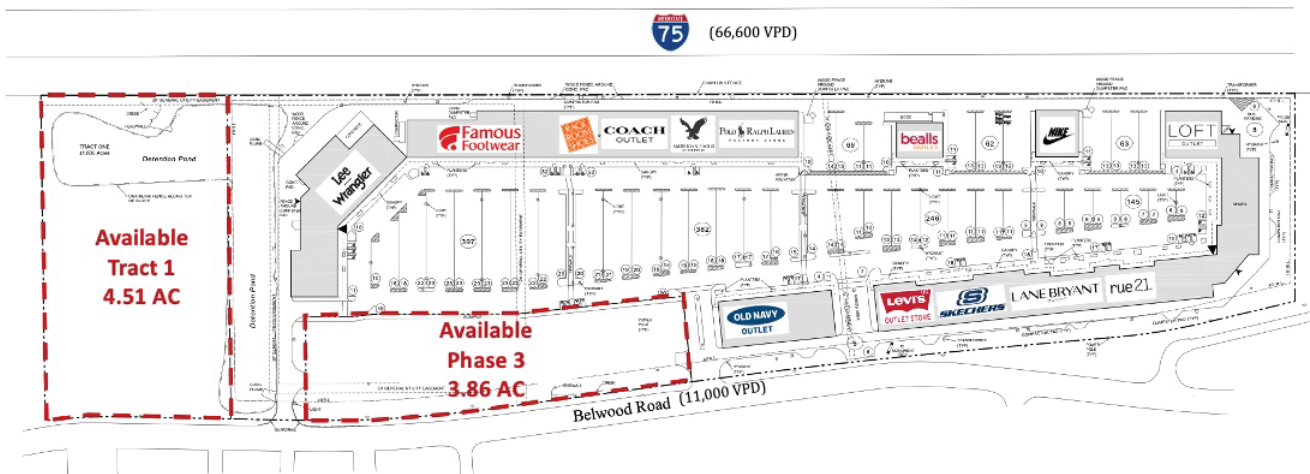
**10**  
Min  27,211

**15**  
Min  52,355

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

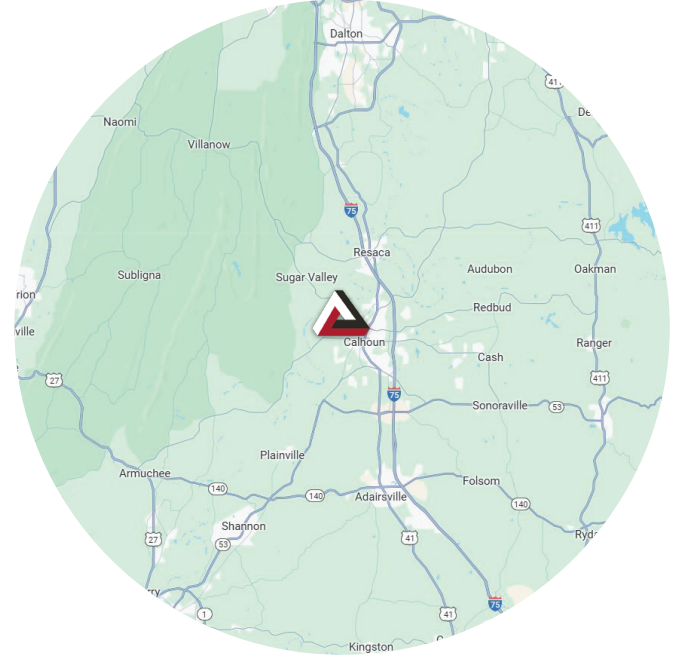
SUITE	TENANT	SIZE
P3	Available	3.86 AC
T1	Available	4.51 AC



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## HIGHLIGHTS

- Outparcels available adjacent to the popular Calhoun Outlets, featuring major retail tenants such as Coach, Ralph Lauren, American Eagle, Levi's, Old Navy, Nike, and more.
- Just minutes from I-75, one of the southeast's most heavily trafficked interstates.
- Home to Mohawk Industries and Shaw Industries Group, two major drivers of the region's economy.
- 70 residential apartments are coming directly next to the site.



74,400 on I-75  
29,200 on Hwy 53



Right-in/Right-out access along Belwood Rd



N/A



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