



MAGNOLIA VILLAGE (SUBLEASE) - RESTAURANT OPPORTUNITY



557 Jonesboro Rd, McDonough GA 30253

- ▲ 2,800 sf endcap restaurant available for sublease.
- ▲ Tenant plans to vacate early Summer 2024.
- ▲ Excellent street visibility and access along Jonesboro Rd.
- ▲ Site is 3 miles from I-75 and 1 mile from McDonough City Square.
- ▲ Nearby notable tenants include Aldi, Family Dollar, Little Caesars Pizza, and Shane's Rib Shack.

2023 Demographics	1 Mile	3 Miles	5 Miles
Population	8,077	48,336	92,271
Households	2,742	17,515	32,236
Average HH Income	\$90,448	\$94,579	\$102,372
Daytime Population	1,233	19,370	37,691
	5 Min	10 Min	15 Min
Drivetime Population	14,078	57,310	127,987

Available Spaces

557 - 2,800 SF

LEASING INFORMATION

Suite	Tenant	Size/SF	Suite	Tenant	Size/SF	Suite	Tenant	Size/SF
547	World Finance	-	565	Allstate	-	581	United Nails	-
549	1st Place Dog Groom...	-	567	La Bella Lily's Domin...	-	583	Ray's Barber Studio	-
551	Island Paradise Jam...	-	569	Origin Story Comics	-	585	Quality Queen Carp...	-
557	<i>Available</i>	2,800 SF	571	Minuteman Press	-	587	Lucky Habitz	-
561	TFC Gaming Arena	-	573	Fat Boiz Gourmet S...	-	589	Karmic Tattoo	-
563	Pioneer Credit Com...	-	579	Shane's Rib Shack	-	593	Little Caesar's Pizza	-



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