

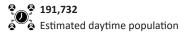




DEMOGRAPHICS

1 MILE

31,863 □□□ Estimated population

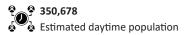






3 MILE



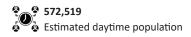


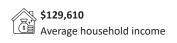














DRIVE TIME POPULATION





(24) 38,809





233,869



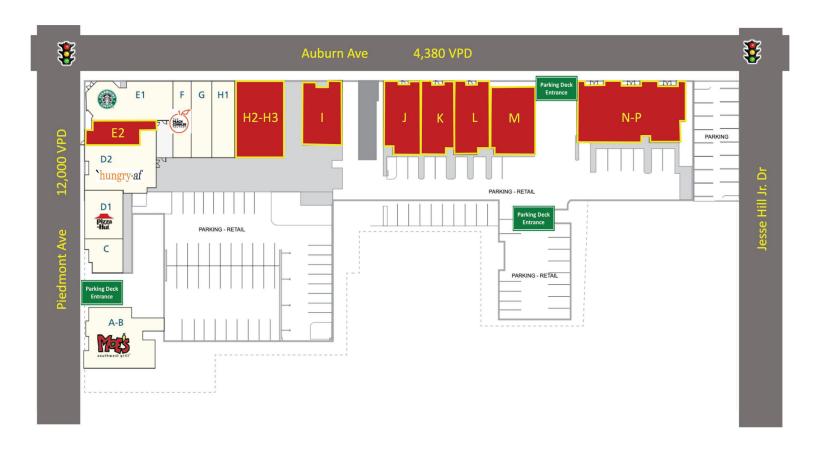






SITE PLAN

SUITE	TENANT	SIZE	SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
А-В	Moe's Southwest Grill	2,201 SF	F	The Peach Cobbler Factory	966 SF	К	AVAILABLE	1,632 SF
С	Sweet Stack Creamery	1,102 SF	G	Beauty Boutique	947 SF	L	AVAILABLE	1,741 SF
D1	Pizza Hut	2,348 SF	Н1	For Keeps Bookstore	953 SF	M	AVAILABLE	2,215 SF
D2	Hungry AF	2,258 SF	Н2-Н3	AVAILABLE	1,319 SF	N-P	AVAILABLE	4,140 SF
E1	Starbucks	1,610 SF	I	AVAILABLE	1,772 SF			
E2	AVAILABLE	1,597 SF	J	AVAILABLE	1,170 SF			





HIGHLIGHTS

- City Walk is located at Auburn Ave and Piedmont Ave in Atlanta's Sweet Auburn district, and is adjacent to Georgia State University with 32,082 students enrolled currently.
- 4,140 SF second-generation restaurant and up to 6,753 SF continuous retail space available.
- 161 residential units are located above retail space, and 750 student dorms rooms are located nearby on Piedmont Ave.
- Located just north of Grady Hospital with 500 beds, and Children's Healthcare of Atlanta - Hughes Spalding Hospital with 24 beds.
- Ample parking with two private parking decks, a city parking lot, and street parking available around the property.





4,380 on Auburn Ave NE 12,000 on Piedmont Ave NE 11,500 on Edgewood Ave NE



Street Access for all units



Facade signage available.

