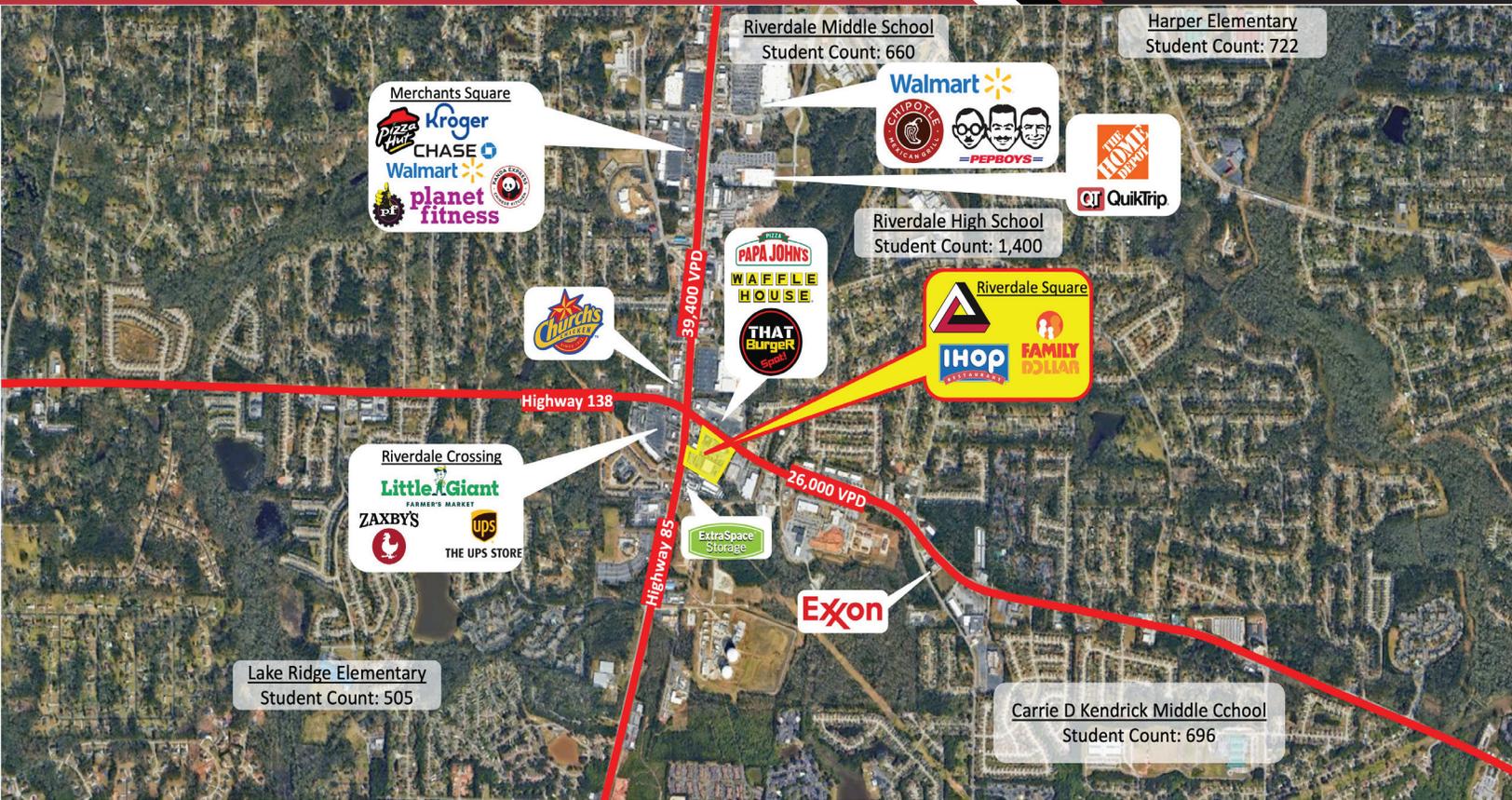




RIVERDALE SQUARE

674-720 Highway 138 & 7570-7594 Highway 85, Riverdale GA

Tom
Thompson | 678-237-5530
tom@dartretail.com



DEMOGRAPHICS

1 MILE

 9,695
Estimated population

 2,352
Estimated daytime population

 \$69,168
Average household income

 3,785
Households

3 MILE

 79,563
Estimated population

 16,923
Estimated daytime population

 \$75,688
Average household income

 28,888
Households

5 MILE

 185,517
Estimated population

 54,844
Estimated daytime population

 \$76,083
Average household income

 68,789
Households

DRIVE TIME POPULATION

5
Min  21,670

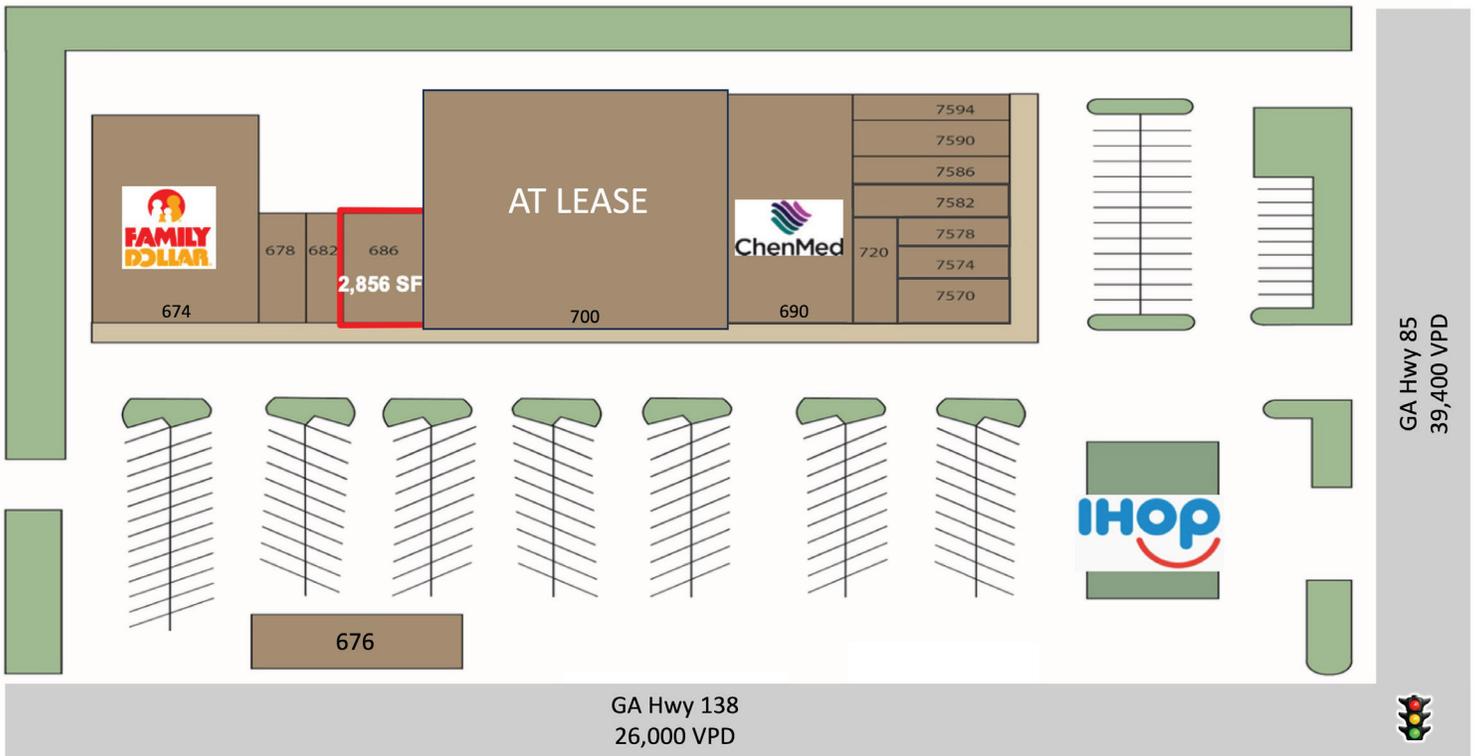
10
Min  115,188

15
Min  232,689

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
686	Available	2,856



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HIGHLIGHTS

- Shopping center located at the SW corner of Hwy 138 and Hwy 85.
- Home to Family Dollar and other retail businesses.
- Excellent location and rates.
- Very busy corner at Hwy 85 and Hwy 138 in Riverdale.



26,000 on Hwy GA-138
39,400 on Hwy GA-85



Full access from Hwy GA-138.
Full access from Hwy GA-85.



Pylon and facade signage available.



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