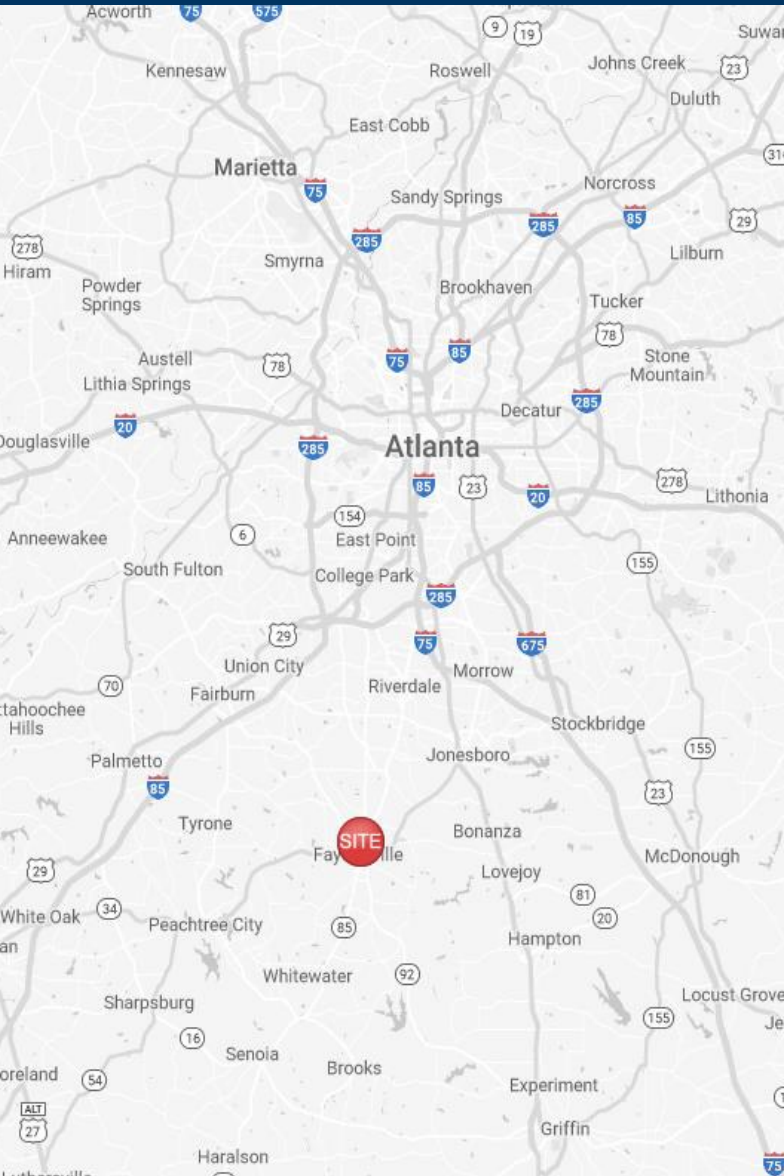


Teton Village

455 Glynn Street South
Fayetteville, GA 30215



RIVERWOOD
PROPERTIES LLC

Leasing Contacts

Allie Hodge
678-501-5342
allie@riverwoodproperties.com

riverwoodproperties.com

Property Highlights

- Teton Village is an upscale two building retail center located in the city of Fayetteville on the corner of Glynn Street (GA Hwy 85) and Grady Avenue.
- Excellent location for specialty retail, medical and office uses.
- Excellent visibility from both corridors which are main thoroughfares for commercial, residential, school and commuter traffic.
- Retail Space Available | 500-1,026 SF

Site Access: Property is accessible via curb cuts on Glynn Street South & Grady Ave.

Teton Village

TENANTS

| | | |
|-----|------------------------|-------|
| 100 | AT&T | 1,575 |
| 101 | Banana Beach Tan | 1,456 |
| 103 | Murry's in a Hurry | 1,931 |
| 104 | Townsquare Playhouse | 1,506 |
| 105 | SNAP | 1,913 |
| 107 | Townsquare Playhouse | 3,031 |
| 200 | Regal Jewelry | 1,026 |
| 201 | AJ Clippers | 1,012 |
| 202 | Retail Space Available | 500 |
| 203 | Nail Fever | 1,232 |
| 204 | Mopp Hair Salon | 1,012 |
| 205 | Atlanta Vapor | 874 |
| 206 | Zero Gravity Games | 874 |
| 207 | Harlem Zen | 1,012 |
| 208 | Retail Space Available | 1,026 |

GLA: 19,847

Availability: 500-1,026 SF



TETON VILLAGE

Site Plan



AREA DEMOGRAPHICS



2023
Population

| | |
|--------|--------|
| 1 MILE | 4,109 |
| 3 MILE | 29,121 |
| 5 MILE | 57,718 |



2023 Daytime
Population

| | |
|--------|--------|
| 1 MILE | 5,457 |
| 3 MILE | 16,506 |
| 5 MILE | 24,685 |



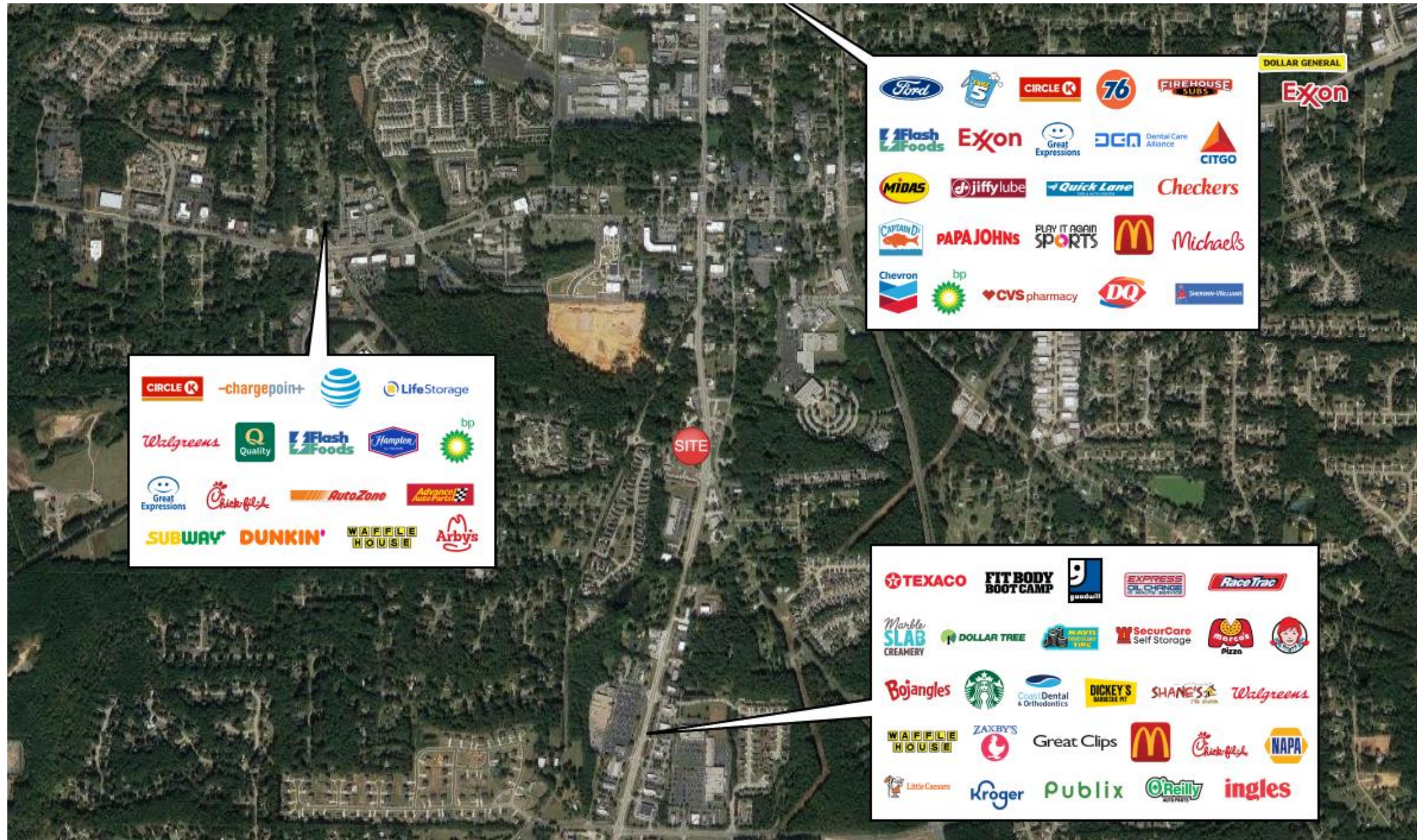
Household 2023

| | |
|--------|--------|
| 1 MILE | 1,671 |
| 3 MILE | 10,801 |
| 5 MILE | 20,493 |



Household
Income

| | |
|--------|-----------|
| 1 MILE | \$113,809 |
| 3 MILE | \$127,028 |
| 5 MILE | \$134,723 |



TETON VILLAGE

Trade Area Overview