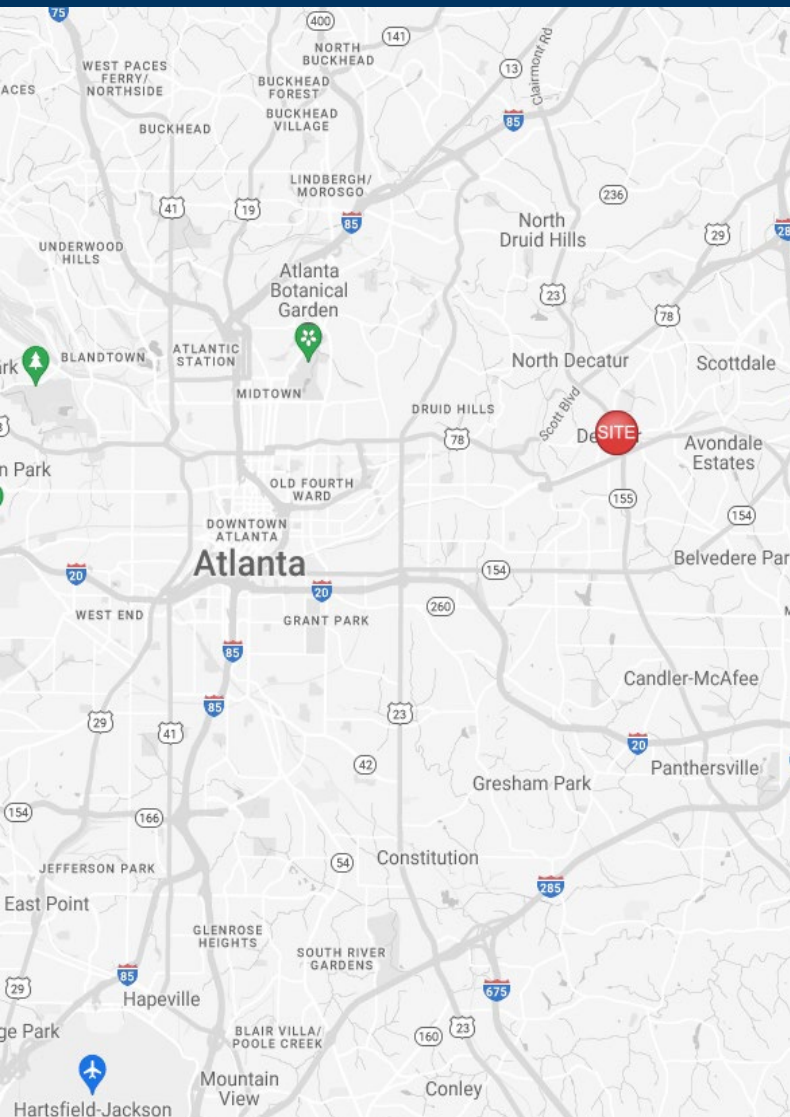


The Shops at Towne Square

225 E Ponce De Leon,
Decatur, Georgia 30030



RIVERWOOD
PROPERTIES, LLC

Leasing Contacts

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Property Highlights

This 12,869 square foot shopping center is street level located in the heart of downtown Decatur. Located one block from the square, civic offices of Decatur and the MARTA station. It is a premium mixed-use property including residential, retail and office. This area is a dense community with very strong demographics that support businesses of all sorts.

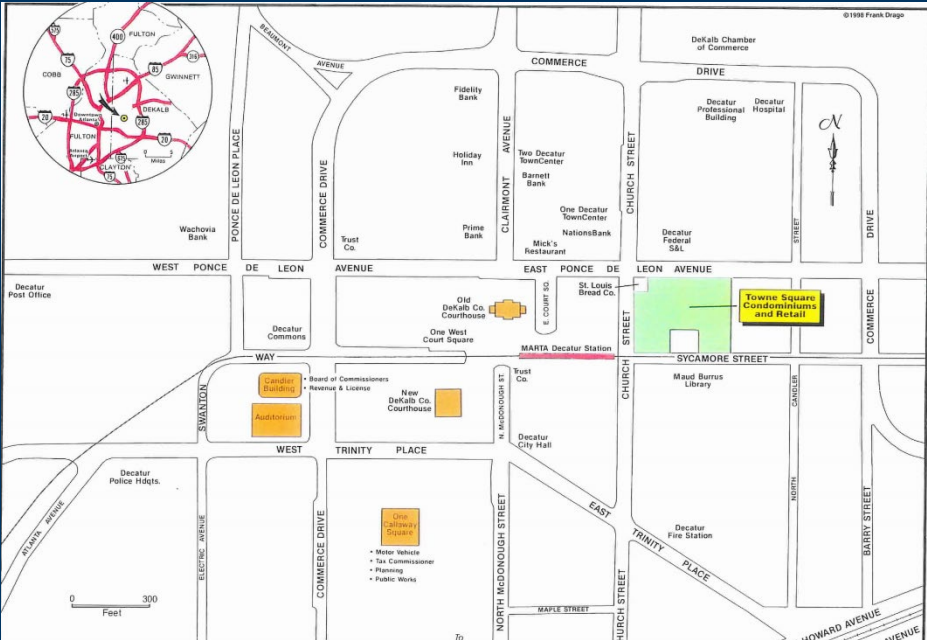
Site Access: Property is accessible by street parking or by parking in the Town Center Parking Deck

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The Shops At Towne Square

TENANTS

100	American Deli	1,200
110	Rebel Teahouse	1,127
120	Great Clips	1,100
130	Sunshine Watch, Clock & Jewelry Repair	1,100
140	McKinney's Apothecary	2,426
150	Natural Body International	3,000
160	Pure Barre	1,710
170	Poke Bar	1,206
GLA		12,869
Available		100% Leased



THE SHOPS AT TOWNE SQUARE

Site Plan

AREA DEMOGRAPHICS



2022
Population

1 MILE	18,688
3 MILE	114,937
5 MILE	336,368



2022 Daytime
Population

1 MILE	14,009
3 MILE	70,942
5 MILE	167,605



Household 2022

1 MILE	7,980
3 MILE	49,140
5 MILE	150,396



Household
Income

1 MILE	\$139,493
3 MILE	\$119,622
5 MILE	\$110,358



THE SHOPS AT TOWNE SQUARE

Trade Area Overview