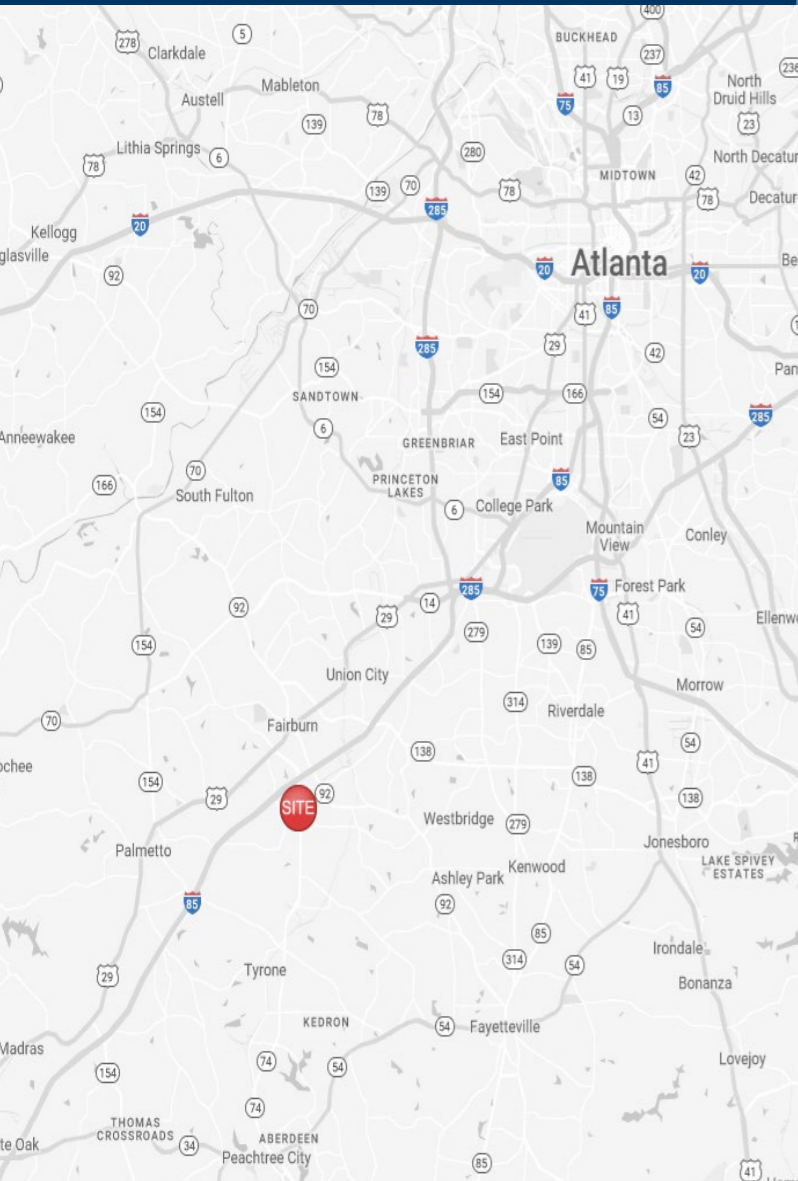


Plantation Village

8119 Senoia Road
Fairburn, GA 30213



**New Development
Up to 15,650 sf
Drive-thru Available**

Leasing Contacts

Marrissa Chanin
678-501-5341
Marrissa@riverwoodproperties.com

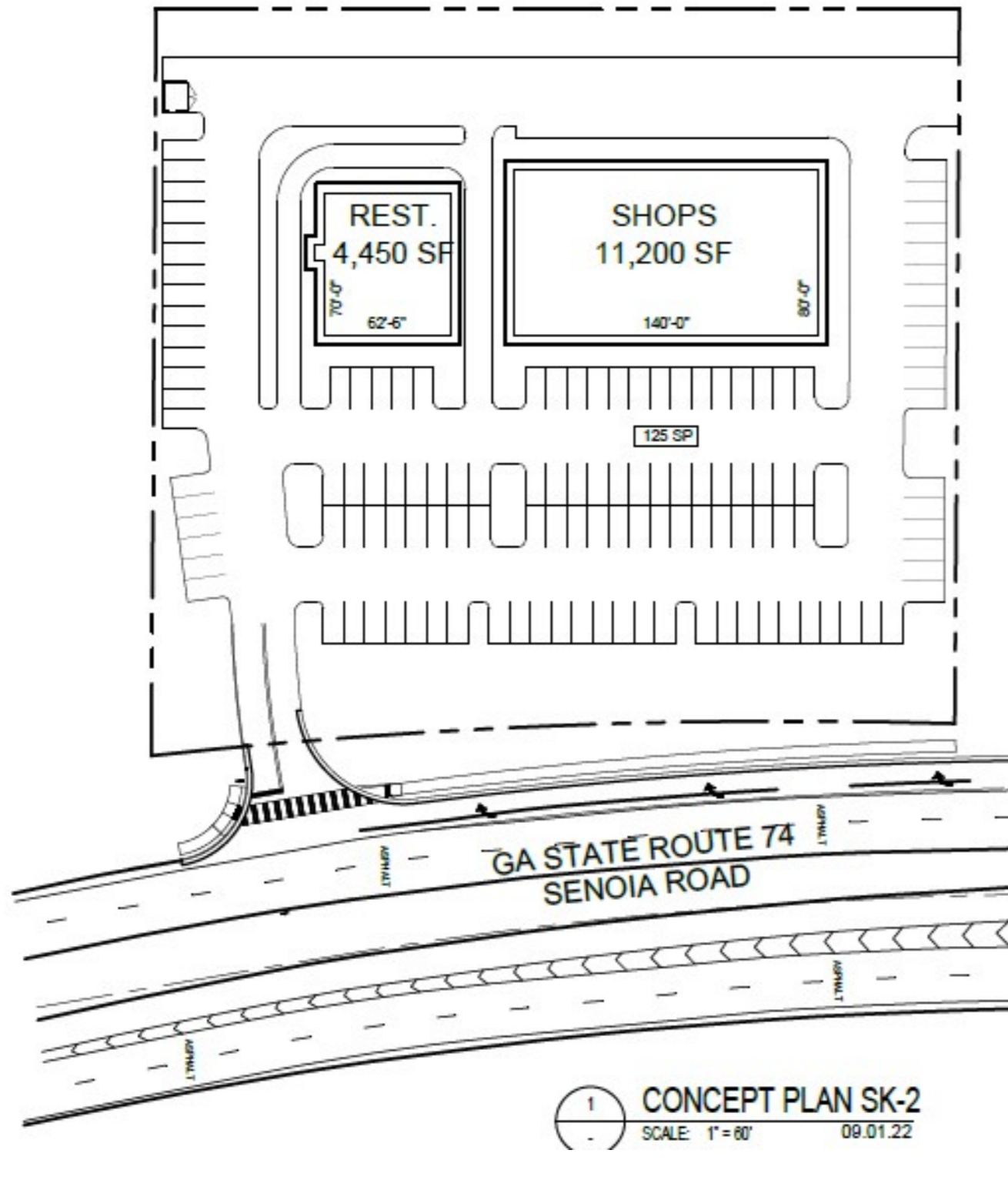
Allie Hodge
678-501-5342
ahodge@riverwoodproperties.com

riverwoodproperties.com

Property Highlights

- This new development located on growing retail corridor Senoia Road will offer up to 15,650 SF of retail/restaurant spaces.
- Located near National tenants Jersey Mike's, Moe's, Firehouse Subs, Chipotle, IHOP, T-Mobile, Piedmont Urgent Care, and Tractor Supply Co., just to name a few!
- Drive-Thru Available
- Estimated Delivery Q1 2024
- Seeing over 37,000 VPD

Site Access: Property is accessible via Senoia Road.



PROJECT DATA OVERALL

RETAIL BUILDINGS

SHOPS	8,000 SF
EXISTING RESTAURANT	7,500 SF
TOTAL PROJECT AREA	15,500 SF

RETAIL PARKING

SHOPS PARKING REQ'D (4.5/1,000 SF)	36 SPACES
EX. REST. PARKING REQ'D (10.0/1,000 SF)	75 SPACES
TOTAL PARKING REQUIRED	111 SPACES
TOTAL PARKING PROVIDED	125 SPACES



PLANTATION VILLAGE DEVELOPMENT

Site Plan

AREA DEMOGRAPHICS



2022
Population

1 MILE	7,654
3 MILE	24,561
5 MILE	71,643



2022 Daytime
Population

1 MILE	1,426
3 MILE	8,961
5 MILE	24,482



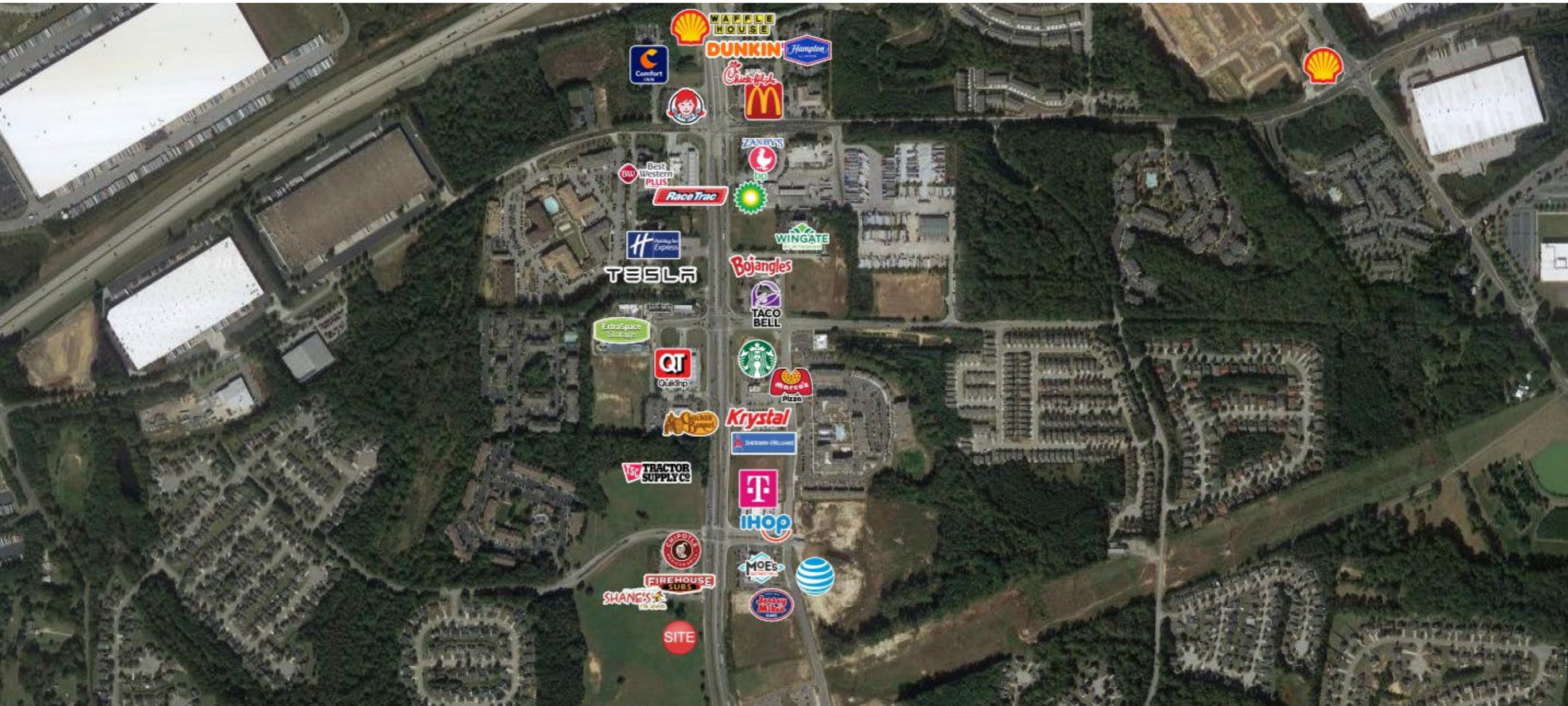
Household 2022

1 MILE	3,097
3 MILE	9,523
5 MILE	27,992



Household
Income

1 MILE	\$82,860
3 MILE	\$77,076
5 MILE	\$85,726



PLANTATION VILLAGE DEVELOPMENT

Trade Area Overview