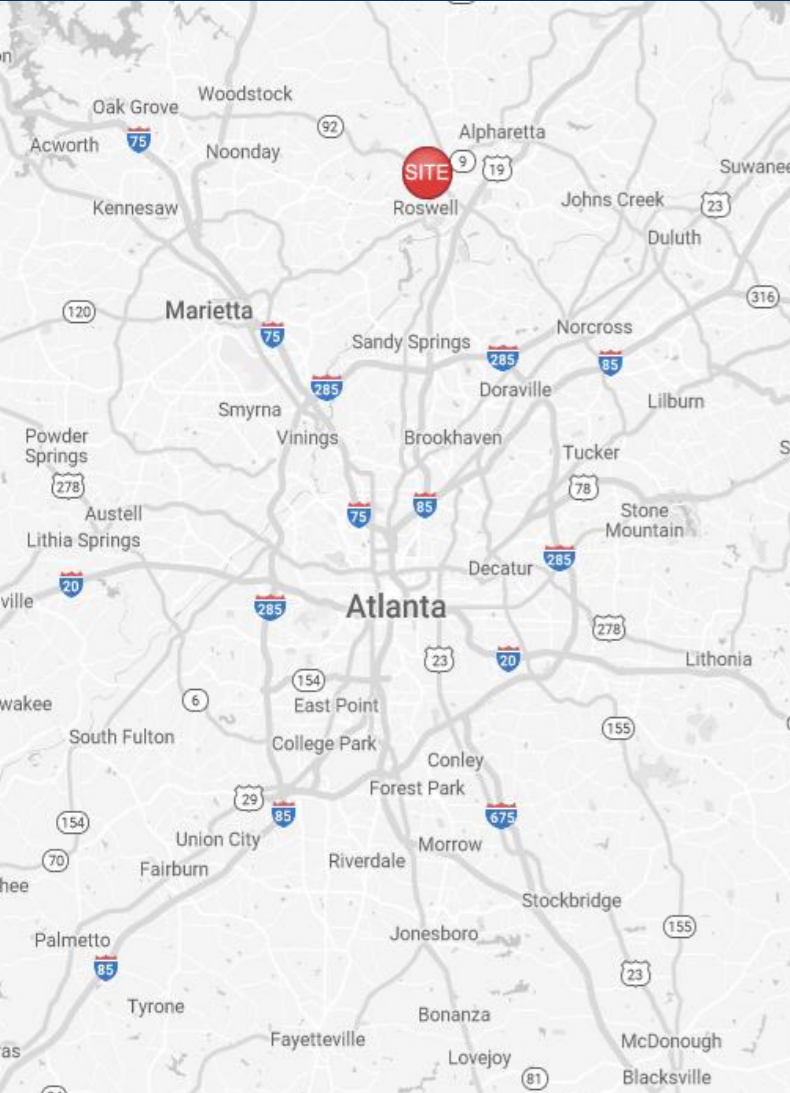


Crabapple Park

30 E Crossville Rd
Roswell, Georgia 30075

RIVERWOOD
PROPERTIES, LLC



Leasing Contacts

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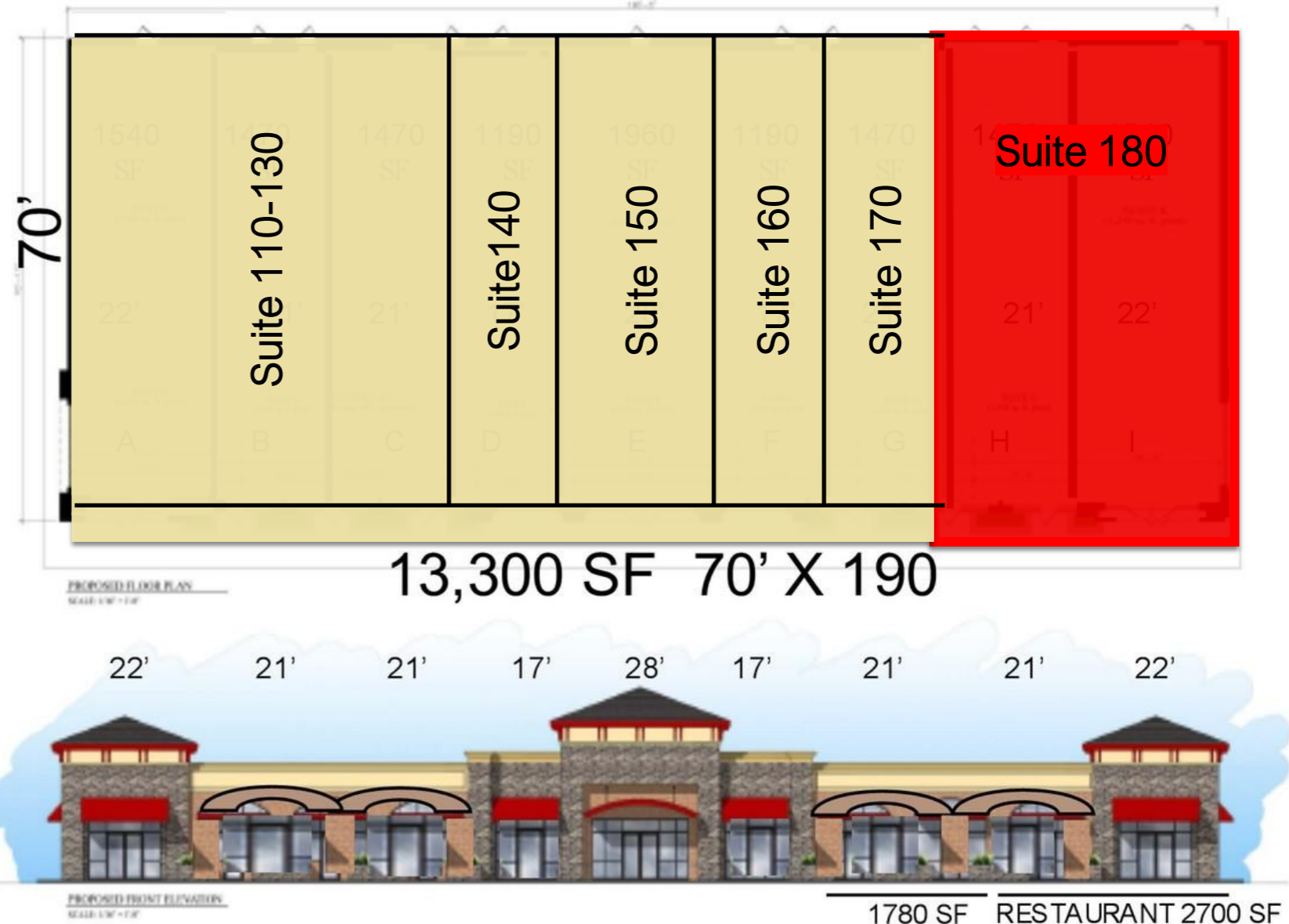
Property Highlights

- The 13,200 SF neighborhood shopping center sits on a 1.28-acre site.
- This shopping center was built in 2008 right off Hwy 92 in the heart of Roswell, Georgia.
- This is a highly desirable location for any local or national, retail tenant looking for good visibility in a saturated market.
- Over 59,000 VPD
- Retail Space Available | 2,899 SF

Site Access: Property is via E Crossville Rd.

Crabapple Park TENANTS

110-130	Elite Kidz	5,091
140	Pinkies Up Beer and Wine	675
150	Brain Balance Achievement CTR	1,895
160	Mitch's Meat & Fish	1,202
170	Jolie's Salon	1,569
180	Retail Space Available	2,899
GLA:		13,200 SF
Availability:		2,899 SF



CRABAPPLE PARK *Site Plan*

AREA DEMOGRAPHICS



2023
Population

1 MILE	6,318
3 MILE	63,705
5 MILE	165,006



2023 Daytime
Population

1 MILE	3,814
3 MILE	51,784
5 MILE	128,429



Household 2023

1 MILE	2,853
3 MILE	24,504
5 MILE	64,694



Household
Income

1 MILE	\$218,454
3 MILE	\$191,387
5 MILE	\$203,313



CRABAPPLE PARK

Trade Area Overview