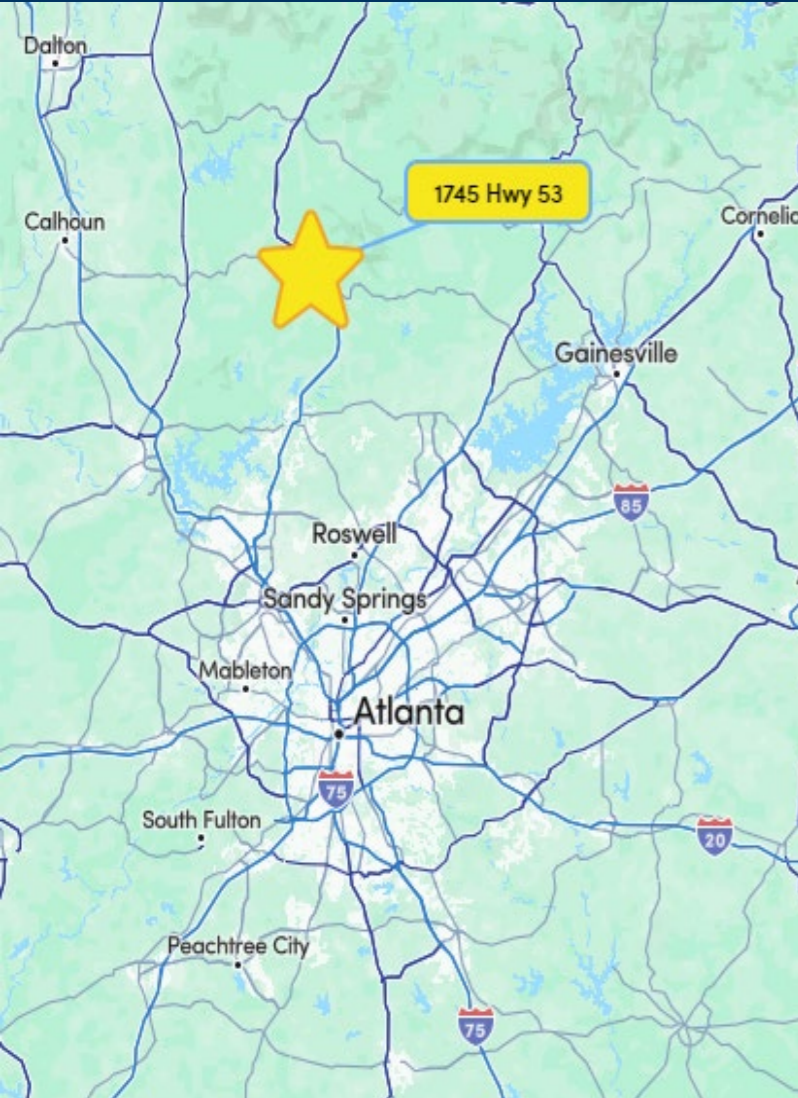


# Highway 53



1745 Highway 53  
Jasper, GA 30143



Ground Lease  
Opportunity

## Property Highlights

### Leasing Contacts

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

- Point of ingress/egress on West Church Street .
- Over 33,000 VPD
- Right by the signalized intersection of Highway 53 W and Highway 515 S
- Fast growing area with national restaurant and retailers.
- New Publix and Chick Fil A coming down the street.
- Office Space Available 1,539 SF or Ground Lease Opportunity 1.42 Acres
- Zoned C3 – Commercial

# Highway 53

Ground Lease Opportunity

Availability: 1.42 Acres



# HIGHWAY 53

Site Plan

# AREA DEMOGRAPHICS



2022  
Population

3 MILE	10,716
5 MILE	17,330
10 MILE	45,074



2022 Daytime  
Population

3 MILE	9,533
5 MILE	15,389
10 MILE	33,107



Household 2022

3 MILE	4,162
5 MILE	6,718
10 MILE	17,515



Household  
Income

3 MILE	\$90,700
5 MILE	\$94,200
10 MILE	\$102,700



## HIGHWAY 53

Trade Area Overview