

RETAIL SPACE FOR LEASE

678 LAKE JOY ROAD, SUITE 200-300, KATHLEEN, GA 31047, HOUSTON COUNTY



LEASE RATE: \$30/SF (NNN) | $\pm 3,000$ SF AVAILABLE NOV. 2024



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PROPERTY INFORMATION

- ±3,000 SF retail space
- Great location near the intersection of Lake Joy Road and Highway 96
- Neighboring tenants include Firehouse Subs, Freddy's Frozen Custard & Steakburgers
- Currently Brown's Eye Center
- Convenient to Lowe's, Rigby's, Houston Lake Cinemas, along with many other retailers and restaurants
- Traffic Counts
Lake Joy Road: 8,330
GA Highway 96: 18,600

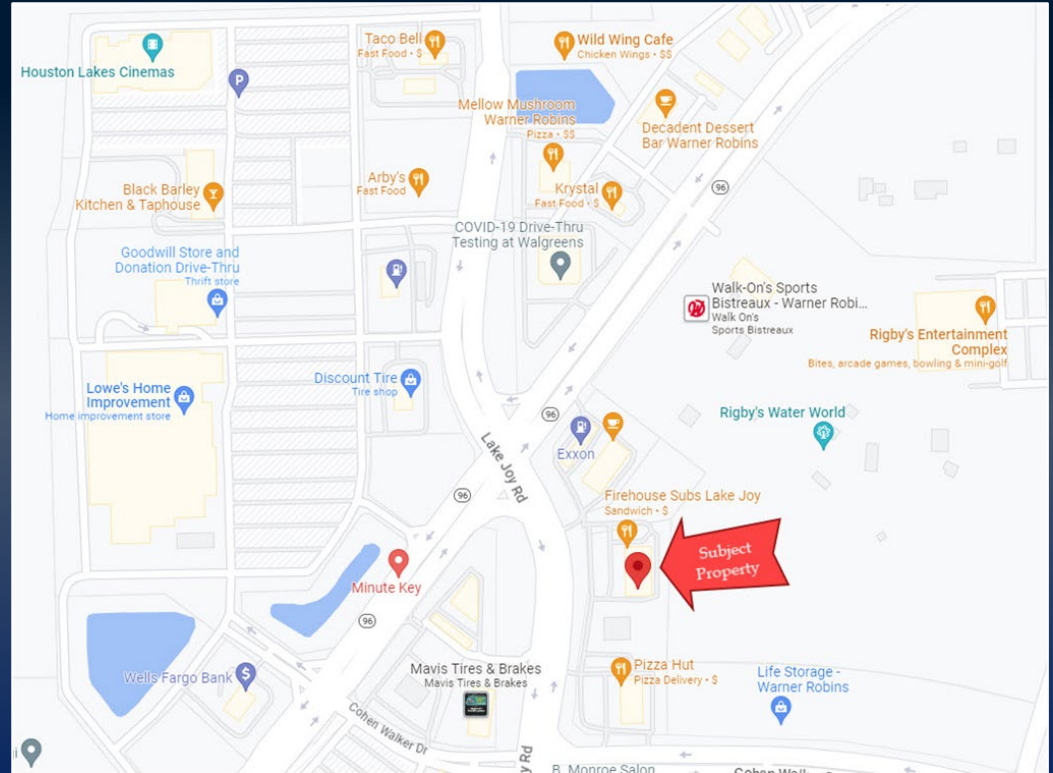


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DEMOGRAPHICS

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2024 Population:	3,951	42,160	57,500
2029 Population Estimate:	4,225	44,264	92,578
2024 Households:	1,501	15,241	33,424
2029 Households Estimate:	1,614	16,164	35,704
2024 Average HH Income:	\$142,677	\$132,040	\$111,374
2029 Average HH Income Estimate:	\$163,994	\$152,597	\$129,210



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