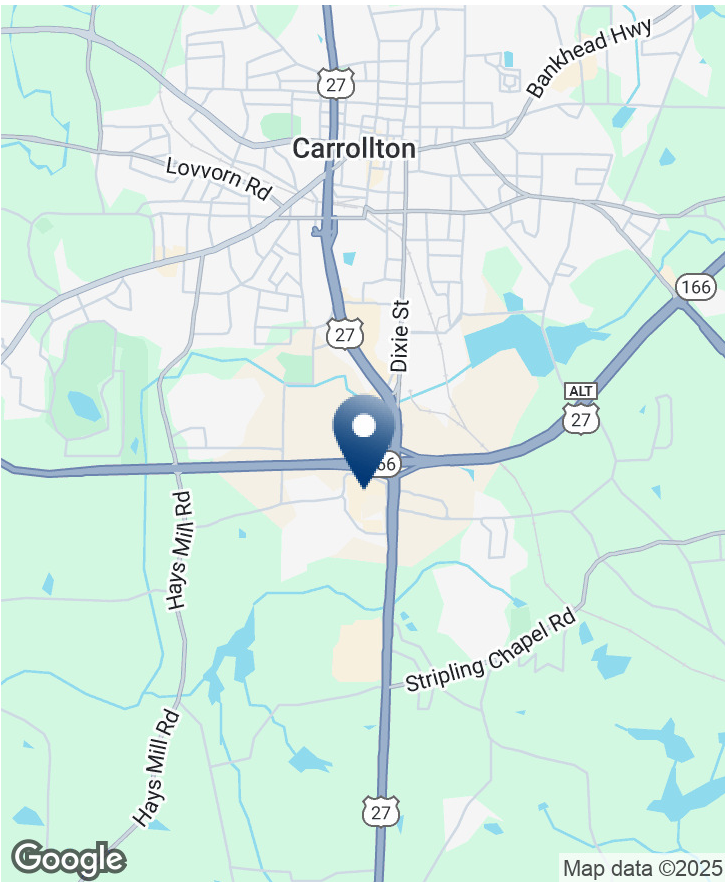


# Carrollton Crossroads



1301 South Park Street, Carrollton, GA 30117

Retail Space For Lease



## PROPERTY DESCRIPTION

Anchored by Kroger, Carrollton Crossroads features an industry-leading tenancy with TJ Maxx, Hobby Lobby, Ross and Staples. Popular outparcels include Olive Garden, Wendy's and SunTrust.

The property is located at the intersection of GA-166 and US-27, in the heart of Carrollton's retail corridor. The property is adjacent to Central High School and Carrollton Elementary, Middle and High Schools and minutes from downtown.

## PROPERTY HIGHLIGHTS

- Kroger anchored
- Signalized entrance with 7 points of ingress/egress
- 39,590 VPD on US-27

DEMOGRAPHICS	5 MILES	7 MILES	10 MILES
Total Households	16,636	21,847	29,404
Total Population	42,969	56,185	75,439
Average HH Income	\$65,547	\$66,823	\$68,709

## Contact

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SUITE	TENANT NAME	SIZE	SUITE	TENANT NAME	SIZE	SUITE	TENANT NAME	SIZE
1	Kroger	113,351 SF	10	Sally Beauty	1,600 SF	18	Ross Dress for Less	33,796 SF
2	Tobacco Outlet	1,200 SF	11	H&R Block	2,240 SF	19	Famous Footwear	6,700 SF
3	Cricket Wireless	1,200 SF	12	Staples	29,396 SF	20	Avaas Spa & Tan	2,800 SF
4	Serendipity	1,226 SF	13	Spa	6,000 SF	21	Cato Fashions	6,500 SF
5	Available	1,244 SF	14	Charter Spectrum	2,500 SF	22	TJ Maxx	30,068 SF
6	Rent-A-Center	4,736 SF	15	Office Ink Plus	2,481 SF	23	Hobby Lobby	55,000 SF
7	China Restaurant	1,600 SF	16	Green Tomato Buffet	3,000 SF	24	Pet Supplies Plus	16,000 SF
8	Nail Optics	1,600 SF	17	Pearle Vision	3,000 SF	25	Goodwill	15,000 SF
9	Genesis Hair Salon	1,600 SF						