

FOR  
LEASE

# UPTOWN SQUARE

1415 Highway 85 North, Fayetteville, GA 30214



## SPACE AVAILABLE

1,530 - 3,600 SF

### PROPERTY HIGHLIGHTS

- Join strong tenant lineup including Goodwill and Harbor Freight Tools
- Prime location along Highway 85 retail corridor
- Directly across from Fayetteville Pavilion (largest open-air center in Georgia)
- High traffic counts along Highway 85 of 32,600 vehicles per day
- Serves growing Fayetteville customer base that includes nearby Trilith Studios (second largest studio in U.S.) and Trilith homes



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Ackerman Retail  
A DIVISION OF ACKERMAN & CO

# UPTOWN SQUARE

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STE	TENANT	SF
100	AVAILABLE	1,530
101	AVAILABLE	1,845
120	MY SALON SUITE	5,363
130	AVAILABLE	3,600
200A	MILAN NAILS & SPA	4,562
200B	HARBOR FREIGHT TOOLS	16,200
300	REPUBLIC FINANCE	1,732
310	UPS STORE	1,285
320	BIG FROG CUSTOM T-SHIRTS	2,008
400	GOODWILL	34,000



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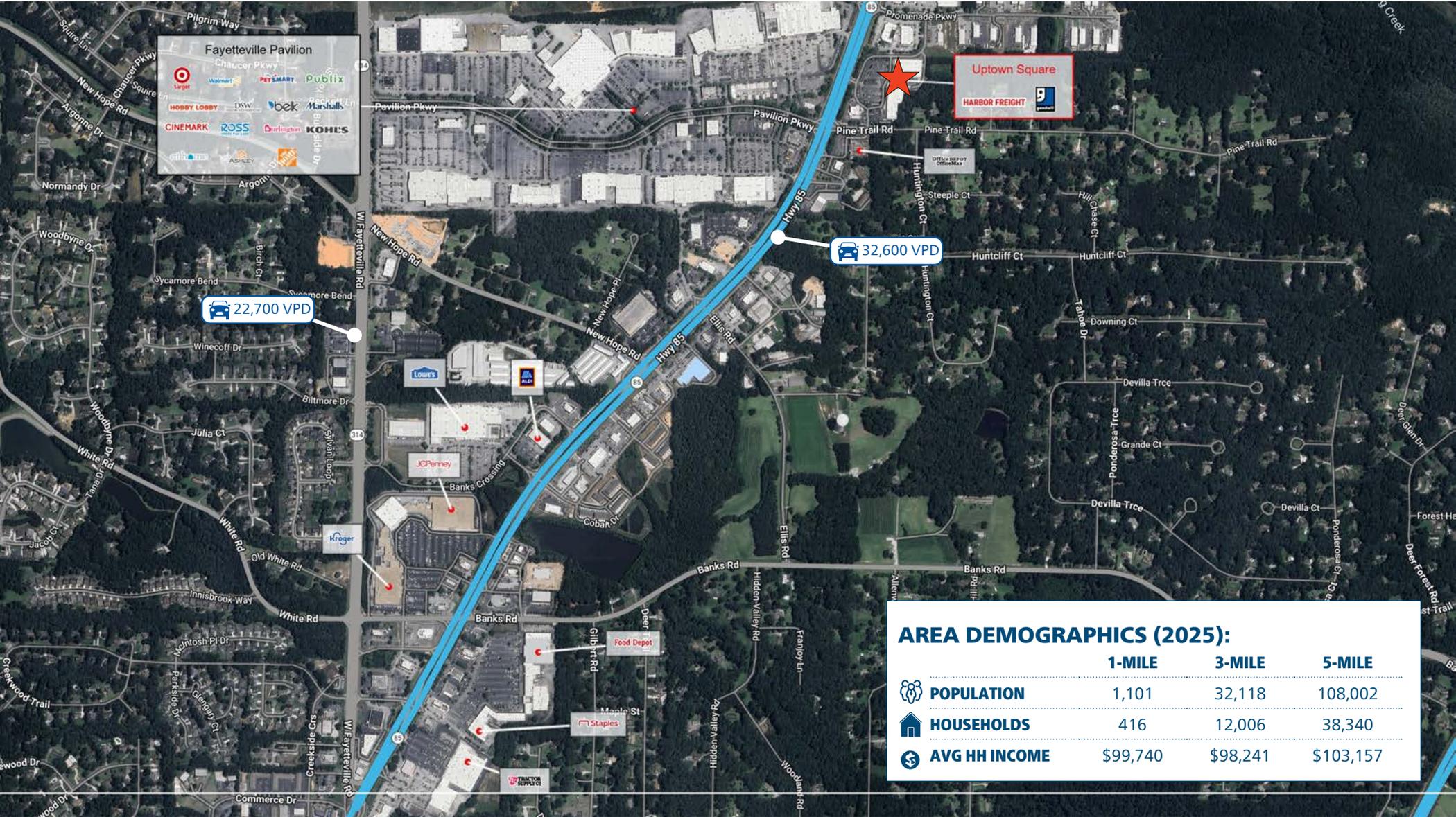
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## AREA DEMOGRAPHICS (2025):

	1-MILE	3-MILE	5-MILE
<b>POPULATION</b>	1,101	32,118	108,002
<b>HOUSEHOLDS</b>	416	12,006	38,340
<b>AVG HH INCOME</b>	\$99,740	\$98,241	\$103,157

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