

Shoppes at Morrow Station

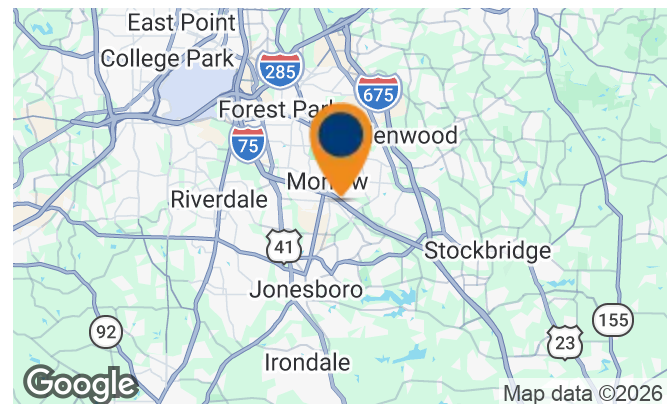
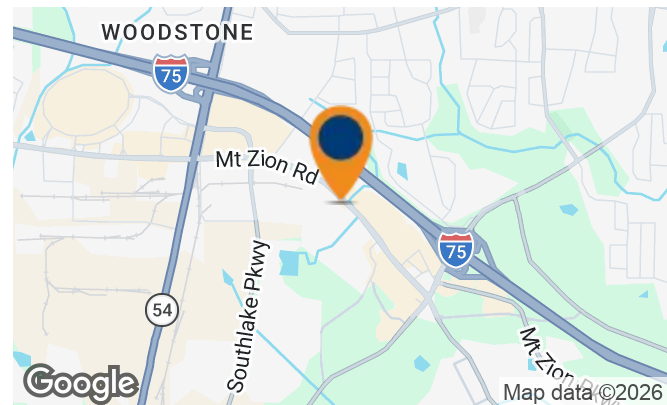
1881 Mount Zion Road
Morrow, GA 30260



4,200 SF AVAILABLE

Property Highlights

- Dominant power center with 400,000+ SF one-stop shopping and dining destination featuring a strong mix of anchor tenants, national retailers, restaurants, and more.
- Anchored by Lowe's Outlet, Ross Dress for Less, Ashley Furniture, Shoppers World, and Fitness Connection and adjacent to Costco, LA Fitness and AMC.
- 2nd Generation Restaurant space available with an opportunity for an outside patio.
- Easy access along Mount Zion Road and great visibility to I-75 (150,000+ VPD).
- 1-mile from highly traveled I-75 and less than 10-miles from one of the world's busiest airports in Hartsfield-Jackson Atlanta International Airport, and 13-miles from downtown Atlanta.



Demographics	1 Miles	3 Miles	5 Mile
Total Households	2,056	25,875	64,116
Total Population	4,794	73,881	180,822
Average HH Income	\$79,692	\$78,019	\$80,892

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Unit	Tenant	SF	Unit	Tenant	SF	Unit	Tenant	SF
1-1	AVAILABLE	4,200	5-1	Centerwell Senior Care	8,000	5-13	Mega Furniture Outlet	22,800 SF
1-6	Harbor Freight	16,531	5-2	Dentistry for Children	6,800	5-14	Lowe's Outlet	35,000 SF
1-10	Prime Care Diagnostics	4,000	5-5	Sally Beauty Supply	1,600	5-15	Doordash Essentials	10,500 SF
1-11	My Salon Suite	8,000	5-6	Domino's Pizza	1,873	5-16	Cosmoprof	4,500 SF
3-1	Five Below	14,888	5-7	Planet Smoothie	1,200	5-17	The Job Center	1,500 SF
3-2	David's Bridal	8,751	5-8	99 Fashion Nails	1,200	5-18	Fitness Connection	45,000 SF
3-3A	Ysis Dominican Nails	2,638	5-9	Gamestop	2,400	5-21	O'Reilly Auto Parts	26,895 SF
3-3B	Lush Nails	3,235	5-10	Xfinity	2,320	5-22	Las Trojas Cantina	8,000 SF
3-4	Shoppers World	44,517	5-11	Moes Southwest Grill	3,200	5-25	Echo Lounge	3,500 SF
3-5	Ross Dress for Less	31,995	5-12	Hair Global Beauty	23,942	5-26	Advanced Spinal Care	3,000 SF
3-6	Ashley Furniture	52,287						



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