



±1.66 AC & ±1.2 AC DECATUR, GA

4325 Snapfinger Woods Dr., Decatur, GA 30035

Property Summary



DAILY TRAFFIC CONDITIONS

TRAFFIC COUNT	DAILY TRAFFIC
COUNT	35,246
STREET	Wesley Chapel Rd.
COUNT 2	18,209
STREET 2	Snapfinger Woods Dr.

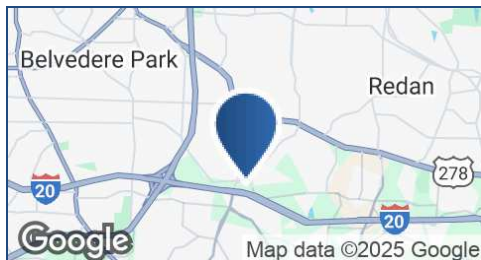
DEMOGRAPHICS - 2025

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Estimated Population	9,353	76,484	222,182
Average HH Income	\$93,983	\$90,053	\$89,756
Estimated Households	3,456	29,212	84,732

PROPERTY HIGHLIGHTS

- Outparcels: ±1.66 AC and ±1.2 AC
- NE Quadrant I-20 / Wesley Chapel Rd.
- Two minutes to interstate
- Strong neighborhood & community retail and restaurants
- Potential uses include retail, office, childcare, hotels, self-storage, and more
- ±1.66 AC located between The Home Depot store and E Wesley Chapel Way and ±1.2 AC located at the entrance to Snapfinger Woods Drive

* Figures shown represent estimates



KEITH VALENTINE

678.718.1882

KValentine@retail-pa.com

Retail Property Advisors // 678.718.1880 // 2100 RiverEdge Pkwy. // Suite 1050, Atlanta, GA 30328 // Retail-PA.com

ATLANTA // TAMPA // PASADENA, CA // AUBURN // SARASOTA // BALTIMORE

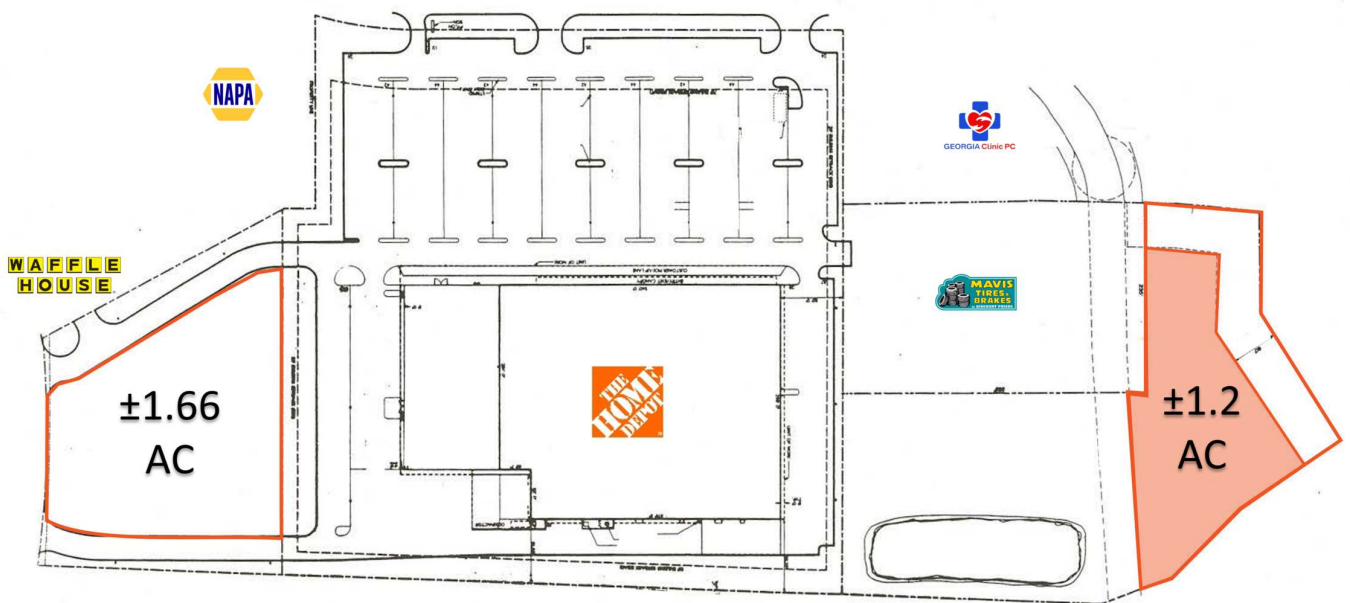
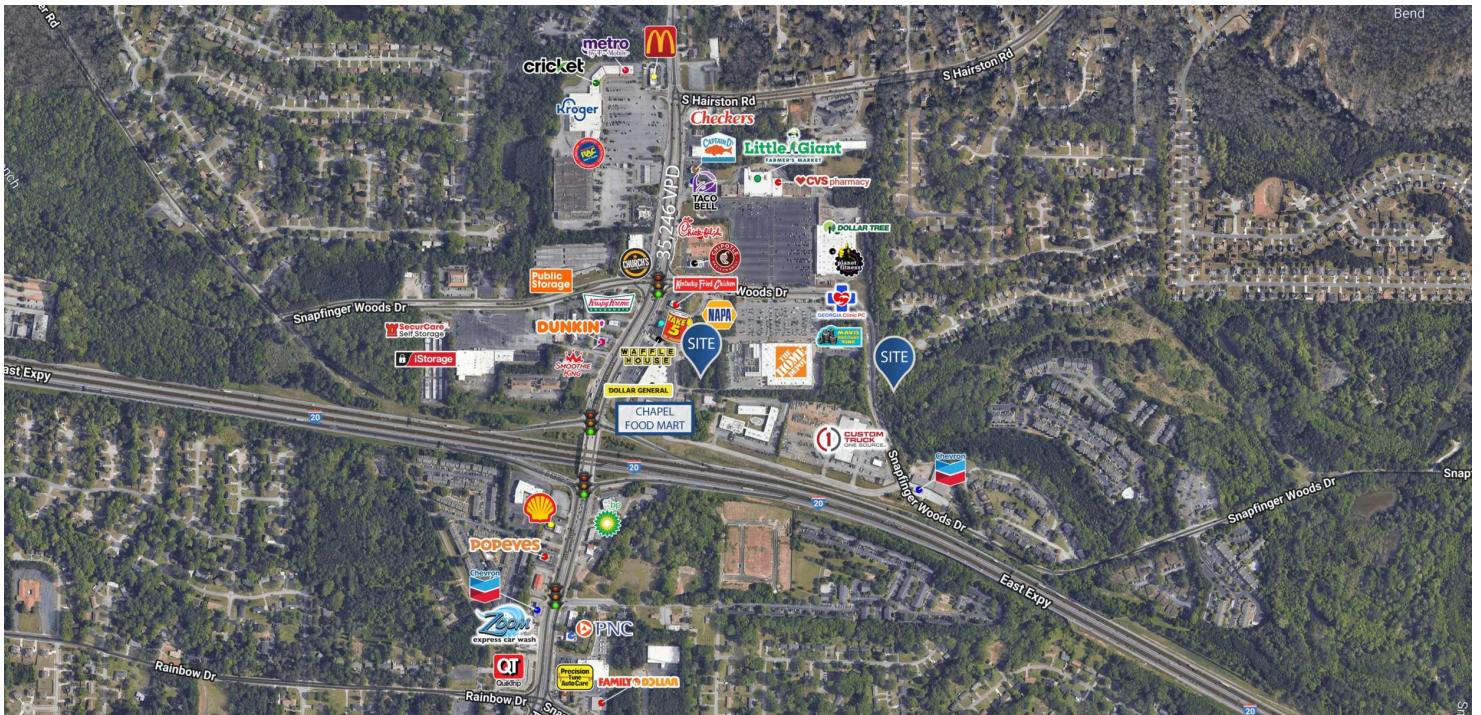
No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, any special list conditions imposed by our Principals.



±1.66 AC & ±1.2 AC DECATUR, GA

4325 Snapfinger Woods Dr., Decatur, GA 30035

Location Maps



KEITH VALENTINE

678.718.1882

KValentine@retail-pa.com

Retail Property Advisors // 678.718.1880 // 2100 RiverEdge Pkwy. // Suite 1050, Atlanta, GA 30328 // Retail-PA.com

ATLANTA // TAMPA // PASADENA, CA // AUBURN // SARASOTA // BALTIMORE

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, any special list conditions imposed by our Principals.