

# HAMMOND SPRINGS

5975 Roswell Rd NE, Sandy Springs, 30328

## RETAIL SPACE FOR LEASE



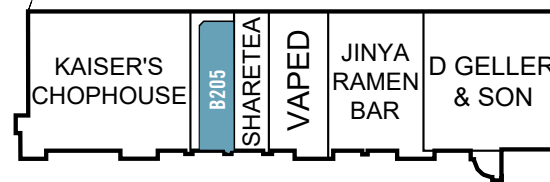
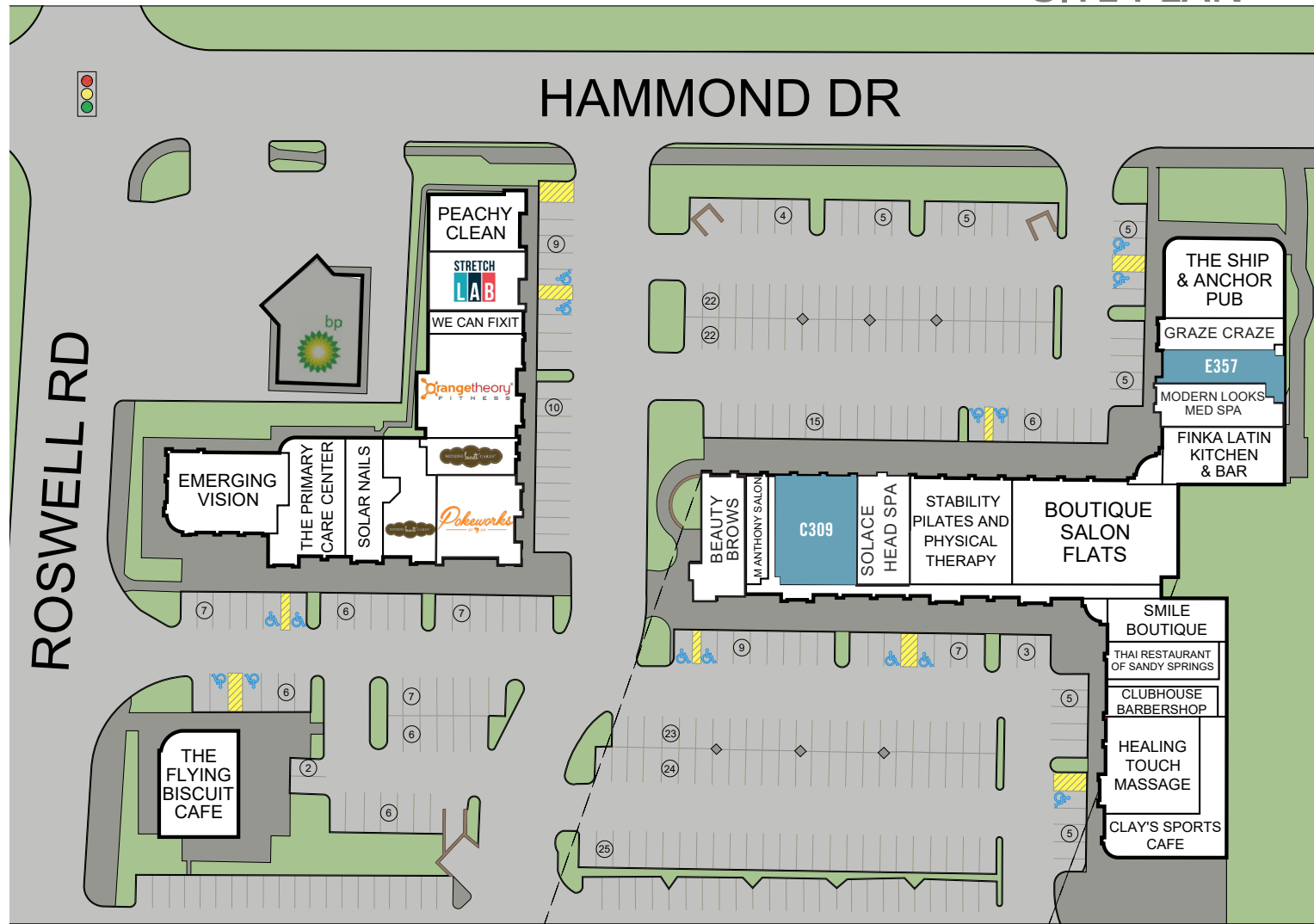
### PROPERTY OVERVIEW

- » Retail space for lease: 969 SF | 1,128 SF | 2,641 SF
- » Hammond Springs is a 69,296 SF shopping center conveniently positioned near GA 400 and I-285 in the heart of Sandy Springs
- » The shopping center benefits from the surrounding affluent, dense trade area with average household incomes over \$116,000 and daytime population over 19,000 people in 1-mile
- » Hammond Springs attracts 717,000 visits per year from 288,600 customers for an average of 2.49 visits per customer
- » Co-tenants include: Orange Theory Fitness, The Flying Biscuit Cafe, Stretch Lab, Kaiser's Chophouse, Jinya Ramen Bar, Solace Head Spa

### DEMOGRAPHICS

|                | 3 Miles   | 5 Miles   | 10 Miles  |
|----------------|-----------|-----------|-----------|
| Population     | 95,580    | 244,418   | 1.03M     |
| Households     | 97,235    | 248,065   | 1.05M     |
| Daytime Pop.   | 153,919   | 343,589   | 1.115M    |
| Ave. HH Income | \$195,295 | \$199,785 | \$167,764 |

| UNIT        | PHASE 2 TENANT            | SF           |
|-------------|---------------------------|--------------|
| A101        | SOLAR NAILS               | 1,322        |
| A103        | NOTHING BUNDT CAKES       | 1,586        |
| A105        | THE PRIMARY CARE CENTER   | 2,368        |
| A107        | POKEWORKS                 | 2,012        |
| A109        | NOTHING BUNDT CAKES       | 1,010        |
| A113        | ORANGE THEORY FITNESS     | 2,872        |
| A125        | WE CAN FIXIT              | 603          |
| A129        | STRETCHLAB                | 1,625        |
| A133        | PEACHY CLEAN              | 1,651        |
| B201        | KAISER'S CHOPHOUSE        | 4,990        |
| <b>B205</b> | <b>AVAILABLE</b>          | <b>969</b>   |
| B209        | SHARETEA                  | 1,028        |
| B211        | VAPED                     | 1,743        |
| B217        | JINYA RAMEN BAR           | 3,074        |
| B225        | D GELLER & SON            | 3,995        |
| C301        | BEAUTY BROWS N BEYOND     | 1,560        |
| C305        | M ANTHONY SALON           | 720          |
| <b>C309</b> | <b>AVAILABLE</b>          | <b>2,641</b> |
| C311        | SOLACE HEAD SPA           | 1,681        |
| C333        | STABILITY PILATES AND PT  | 3,298        |
| C343        | BOUTIQUE SALON FLATS      | 4,773        |
| D229        | SMILE BOUTIQUE            | 1,522        |
| D233        | THAI RESTAURANT           | 1,200        |
| D237        | CLUBHOUSE BARBERSHOP*     | 976          |
| D239        | HEALING TOUCH MASSAGE     | 2,629        |
| D245        | CLAY'S SPORTS CAFE        | 2,328        |
| E353        | FINKA LATIN KITCHEN & BAR | 2,296        |
| E355        | MODERN LOOKS MED SPA      | 1,397        |
| <b>E357</b> | <b>AVAILABLE</b>          | <b>1,128</b> |
| E359        | GRAZE CRAZE*              | 1,069        |
| E361        | THE SHIP & ANCHOR PUB     | 2,846        |
| F075        | EMERGING VISION           | 2,794        |
| G101        | THE FLYING BISCUIT CAFE   | 3,000        |



### UPPER LEVEL

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