



Promenade Plaza Shops

1707-1729 Norman Dr., Valdosta, GA 31601

- 900 - 11,370± SF of inline space available
- Located across from Valdosta Mall anchored by Belk, JC Penney, Ross, PetSmart and Old Navy, total GLA 573,788 SF
- Nearby retailers include: TJMaxx, Michaels, Lowe's, Target, Kohl's, Kirkland's, Hobby Lobby and Home Depot
- Lowndes High School with 2,942± students is in close proximity
- Valdosta is home to Moody Air Force Base with 5,682± military and civilian personnel
- South Georgia Medical Center will be expanding with a new tower to house Women's Infants, and Emergency Services
- Nearby Wild Adventures Theme Park features the south's largest ride collection, the region's largest water park and popular concert venue
- Valdosta State University is less than two miles from the plaza with enrollment of 11,341± students
- Easy access to I-75 with 53,600 - 56,800± cars per day
- Traffic counts: St. Augustine Rd. at Norman Rd. - 24,700± AADT
- The shopping center is currently undergoing façade painting

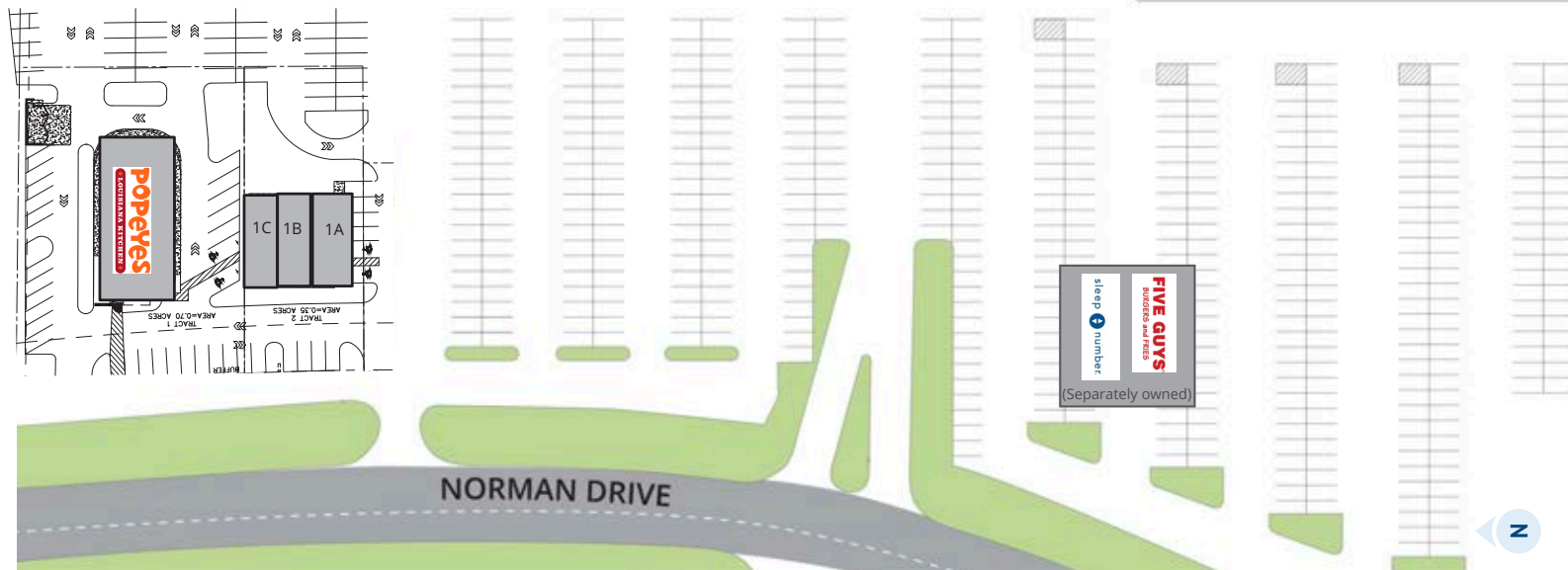
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Property Site Plan

Promenade Plaza Shops | For Lease



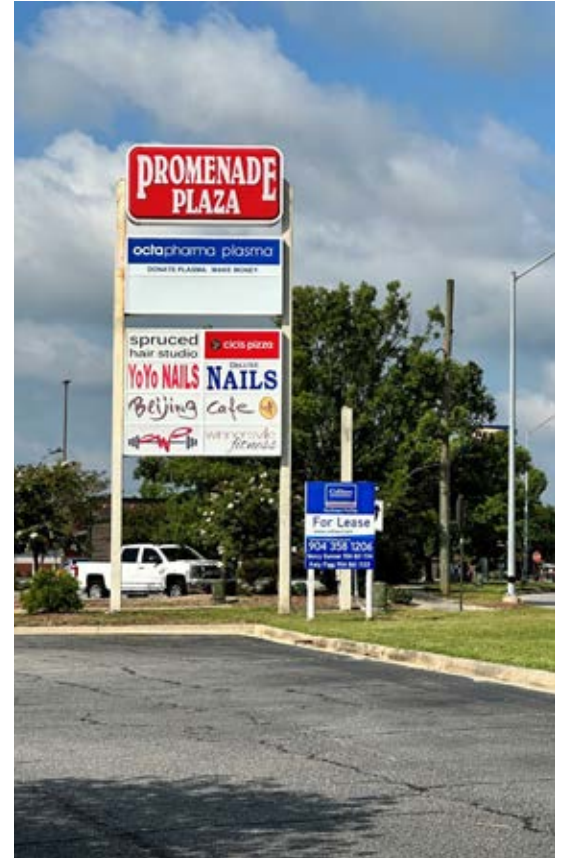
Availability

Suite	Tenant	SF	Suite	Tenant	SF	Suite	Tenant	SF
A-1729	Spruce Hair Studio	1,200	H-1715D	Beijing Cafe	2,400	OP1	Popeye's	1,930
B-1727	Available	1,200	I-1715A	World Finance Co.	1,200	OP2 (1A)	Kay Jewelers	2,400
C-1725	Available	1,200	1714	Beauty Depot Center	13,163	OP2 (1B)	Chop Barbershop	1,200
D-1723	Available	1,200	1713	Octapharma	14,417	OP2 (1C)	5 Star Nutrition	1,200
E-1719	Deluxe Nail Spa	1,200	J-1711	Available	11,370			
F-1717	Cici's Pizza	5,400	K-1709	Mori's Japanese Steakhouse	14,417			
G-1715E	Available	900	L-1707	Available	2,800			

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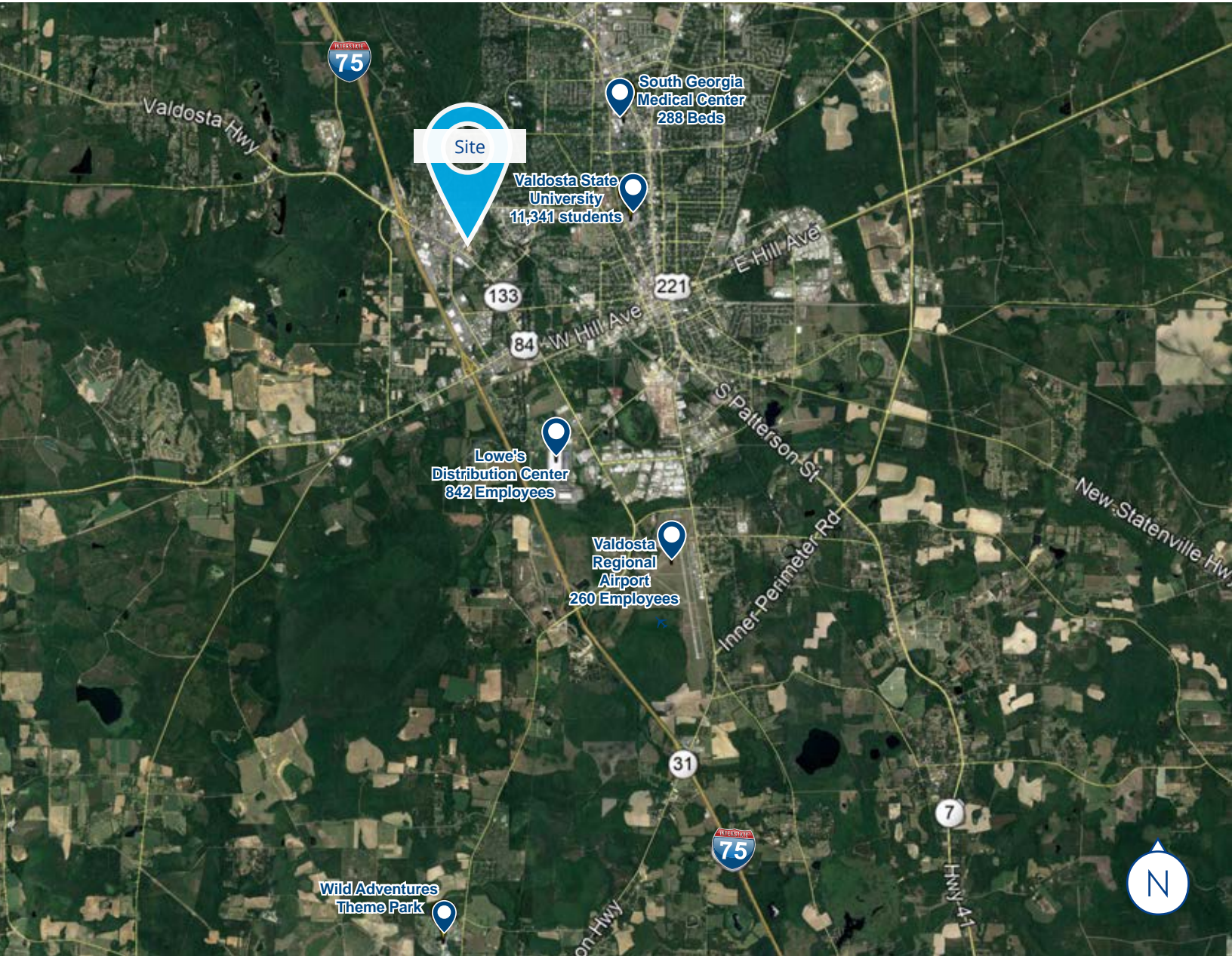
Photo Gallery

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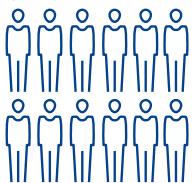
Property Overview

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Demographics

2023
population



1 mile: 5,818
3 mile: 31,899
5 mile: 66,438
MSA: 151,500

2023
Daytime
Population



1 mile: 8,010
3 mile: 41,457
5 mile: 72,812
MSA: 152,983

2023
Avg. HH Income



1 mile: \$44,227
3 mile: \$56,466
5 mile: \$58,038
MSA: \$65,852