

Publix #0816 - Paradise Pointe At Lake Dow

920 Highway 81 East
McDonough, GA 30252
Lat 33.437, Long -84.121

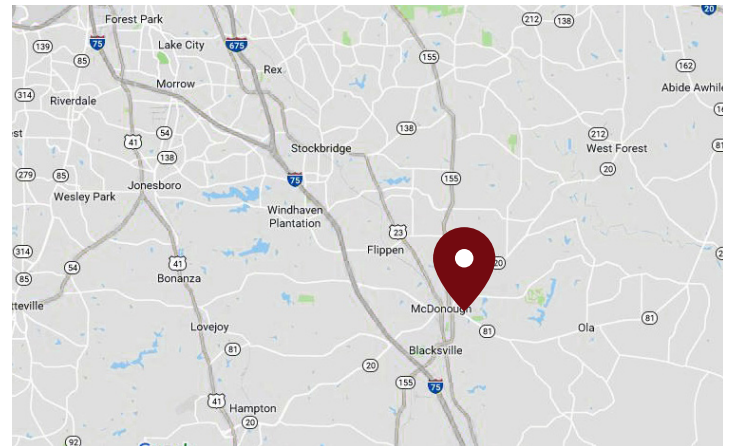
FOR LEASE



1,174 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Publix-Anchored Center Located in Henry County, which Consistently Ranks as One of the Fastest Growing Counties in Georgia
- Strategically Positioned Along Highway 81, the Main Thoroughfare from Interstate-75 to the Residential Communities
- Just 1.5 Miles from McDonough High School (1,045 students) and McDonough Middle School (724 students)
- Benefits from a Significant Daytime Population that can be Attributed to the 1.5 Million SF of Industrial Space and 850,000 SF of Office Space Nearby
- Traffic Count: 14,700 VPD



DEMOGRAPHICS	2 Mile	4 Miles	6 Miles
Total Population	16,009	57,883	105,309
Daytime Population	16,733	56,388	103,502
Total Households	5,802	20,535	36,627
Avg. HH Income	\$101,005	\$102,391	\$108,595

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Melody Holley

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SITE PLAN



Suite	Tenant	Size
9	Publix	44,271
1	Subway	1,400
2	American Deli	1,299
3	Smoothie King	1,300
4	Pet Supermarket	6,200
6A	Procom Wireless (Verizon)	1,293
6B	Taekwondo Center	1,290
7	China 1	1,400
8	The UPS Store	1,400
10	Great Clips	1,300
11	Nail Luv	1,300
12	AVAILABLE	1,174
13	The Joint Chiropractic	1,300
14	Bonzu Japanese Steakhouse & Sushi Bar	2,600
15	Habits	1,300
18	Mesquite Mexican Grill & Bar	3,900

TOTAL 72,727



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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY

 **239,100**

EST. # OF VISITS ANNUALLY

 **2.5 Million**

AVG. VISITS / CUSTOMER

 **10.32**

AVG. LENGTH-OF-STAY / VISIT

 **26 MIN**

TOP 3 DAYS



Friday
Saturday
Monday

OF VISITS

389,265
371,786
344,313

TOP 3 HOURS



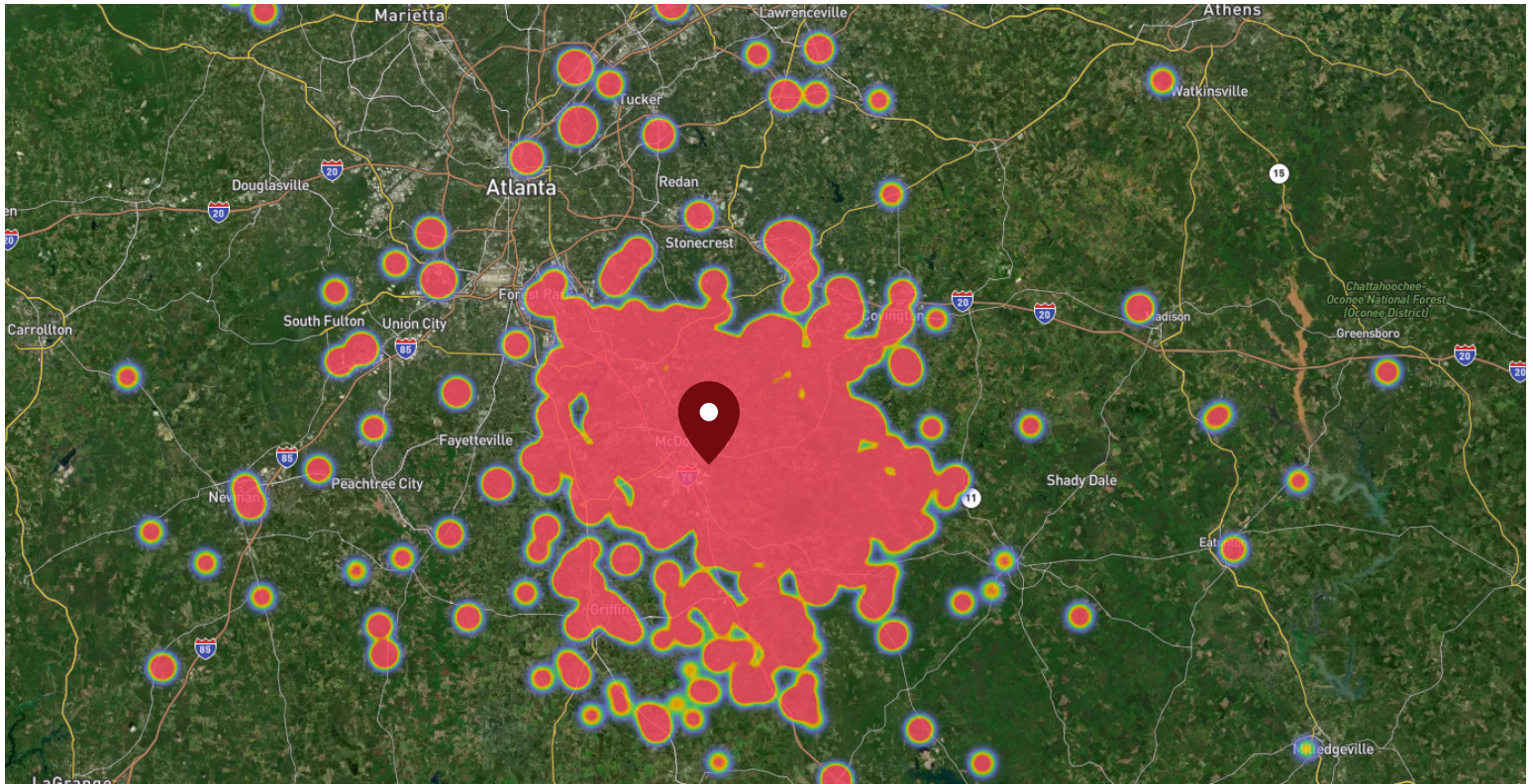
6-7 PM
5-6 PM
12-1 PM

OF VISITS

356,608
346,716
342,628

Data provided by Placer Labs Inc. (www.placer.ai) March 1, 2024 - February 28, 2025

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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