

# 1935 E Victory Drive

## Prime Retail - Former Aaron's Rent Space

Savannah, GA 31404



### OFFERING SUMMARY

Available SF: 1,800 - 4,300 SF

Lease Rate: \$25.00 SF/yr (NNN)

Lot Size: 1.09 Acres

Building Size: 11,700 SF

Zoning: B-C

Market: Savannah

Submarket: Victory Drive

### PROPERTY OVERVIEW

Former Aaron's Rent location. Victory Drive frontage on an outparcel of the Victory Square shopping center, anchored by Staples. Target and Home Depot are also located less than 500 feet to the west of the property just across the shared parking lot. The other tenants in the building include AT&T, Firehouse Subs, State Farm, and Little Caesar's.

### PROPERTY HIGHLIGHTS

- The traffic count on Victory Drive exceeds 40,000 cars daily.
- Tenants in this building get their name/logo cycled through the electronic billboard shown in the picture above.
- Loading dock with levelator.
- Truman Parkway access only 500 feet from entrance to the property

### Preston Andrews

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