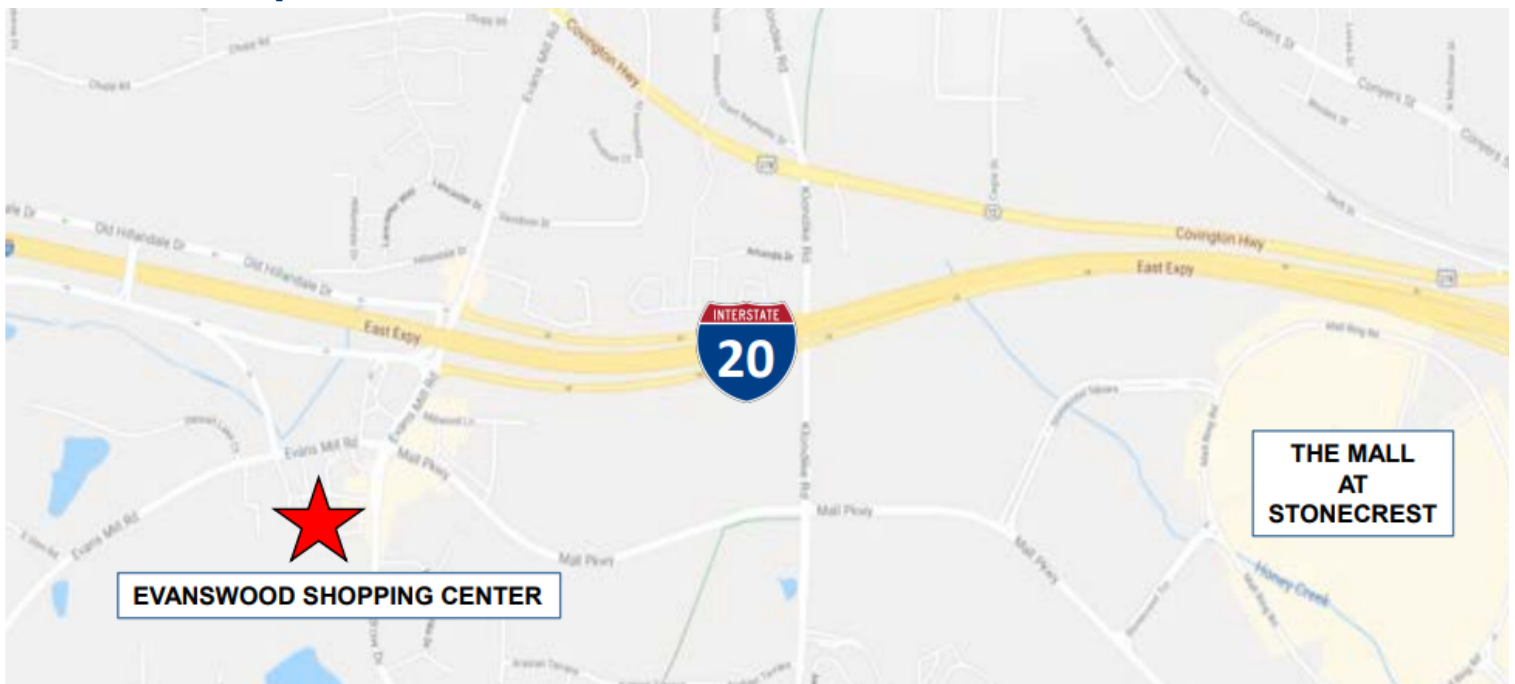


## Property Overview

Evanswood Shopping Center is a 58,317 SF Dollar General and YMCA anchored Shopping Center in Stonecrest (Atlanta), Georgia and DeKalb County, The property is located at a busy signaled intersection with a traffic count in either direction over 30,000 vehicles. It is also just off Interstate 20 where the Annual Average Daily Traffic Count is reportedly at 137,000 vehicles. Approximately one mile away is the 1.3M SF Stonecrest Mall, with major anchor tenants Dillard's and Macy's. The area demographics are solid, with a 5-mile population of 118,000 and Avg HH Incomes of \$66,000.

## Location Map



## Marketing Demographics

Demographics	1-Mile	3-Mile	5-Mile
Total Population	4,808	48,458	118,343
Households	2,086	19,701	43,989
Avg. Income	\$42,622	\$56,997	\$66,343



### For Leasing Information Contact

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Although all information furnished regarding property for sale, rental or financing is from sources deemed reliable, such information has not been verified & no expressed representation is made nor is any to be implied to the accuracy therefore, & it is submitted subject errors, omissions, change of price, rental, or other conditions, prior sale, lease or financing, or withdrawal without notice.

### Site Map



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