



PROPERTY DESCRIPTION

Introducing 5772 Waters Ave, a premier commercial property available for lease in Savannah, GA. This modern and versatile space offers a prime location for businesses seeking a dynamic environment. 5,900 rentable square feet of customizable space, it is ideal for retail, office, medical office, or showroom use. The property features ample parking, high visibility, and convenient access to major transportation routes. With its contemporary design and adaptable layout, this property presents an exceptional opportunity for businesses to establish their presence in a thriving area. Explore the potential of 5772 Waters Ave and elevate your business to new heights.

PROPERTY HIGHLIGHTS

- - Modern and versatile commercial space
- - 5,900 square feet of customizable area
- - Ideal for retail, office, medical office, or showroom use

OFFERING SUMMARY

Lease Rate:	\$24.00 SF/yr (NNN)
Available SF:	5,900 SF
Lot Size:	.71 acres
Building Size:	5,900 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	392	895	3,581
Total Population	772	1,817	8,128
Average HH Income	\$61,990	\$68,882	\$81,420

Savannah, Georgia
5772 WATERS AVENUE



Jack Hall III
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Stonestreet Properties | 7414 Hodgson Memorial Drive, Suite B, Savannah, GA



LOCATION DESCRIPTION

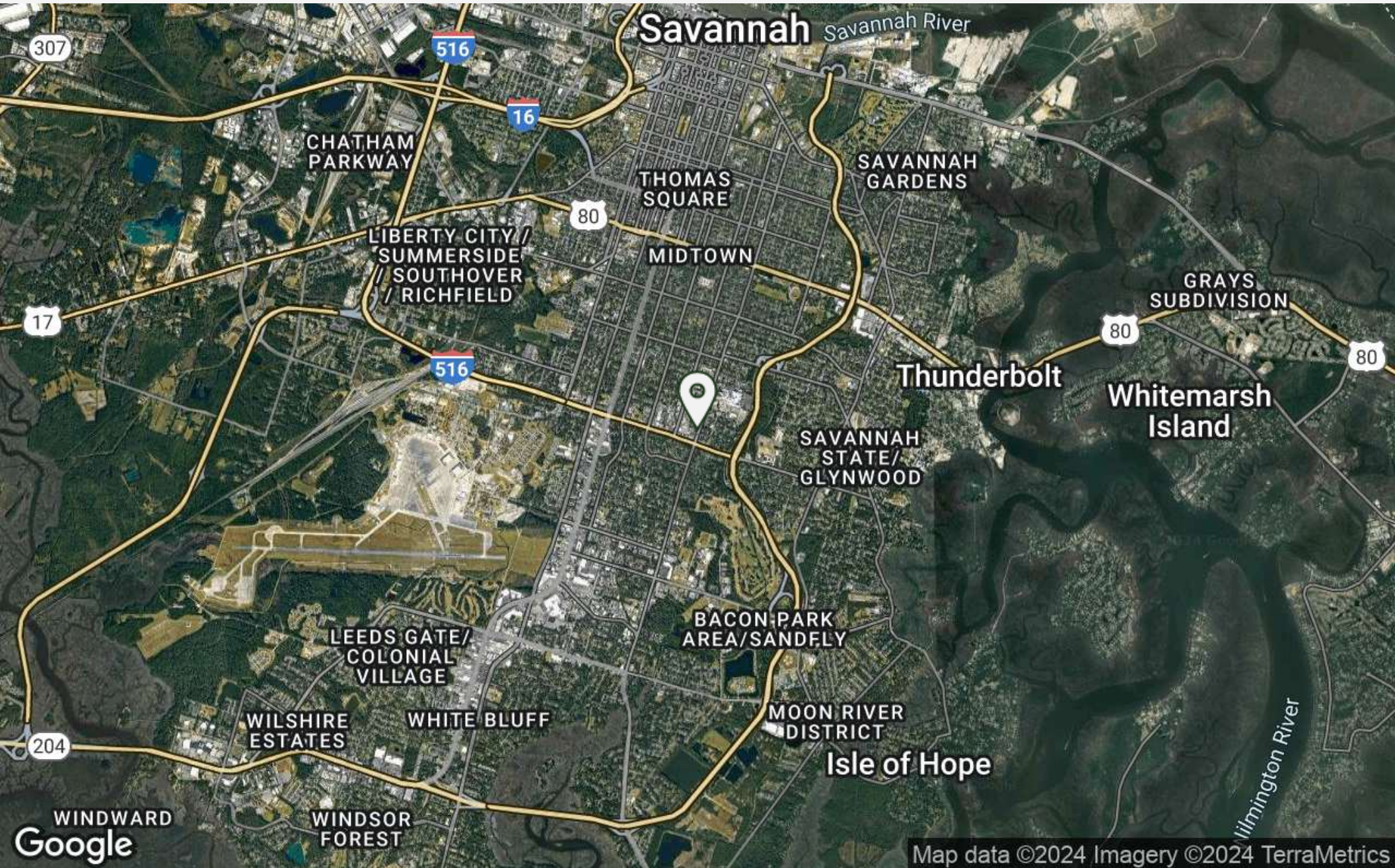
Positioned along Waters Avenue, a major arterial road in Savannah, the property benefits from high traffic counts and proximity to major thoroughfares, including Truman Parkway and Eisenhower Drive. This location is ideal for businesses seeking to capture both local and commuter traffic, with easy access to surrounding neighborhoods, retail centers, and medical facilities.

The area is well-served by public transportation, and the property is just a short drive from Savannah's historic district, making it convenient for clients and employees alike. With nearby amenities including shopping centers, restaurants, and healthcare services, 5772 Waters Avenue is perfectly positioned to cater to a diverse clientele.

LOCATION DETAILS

Market	Savannah
Sub Market	Medical Arts
County	Chatham
Cross Streets	Waters Avenue & Derenne Avenue





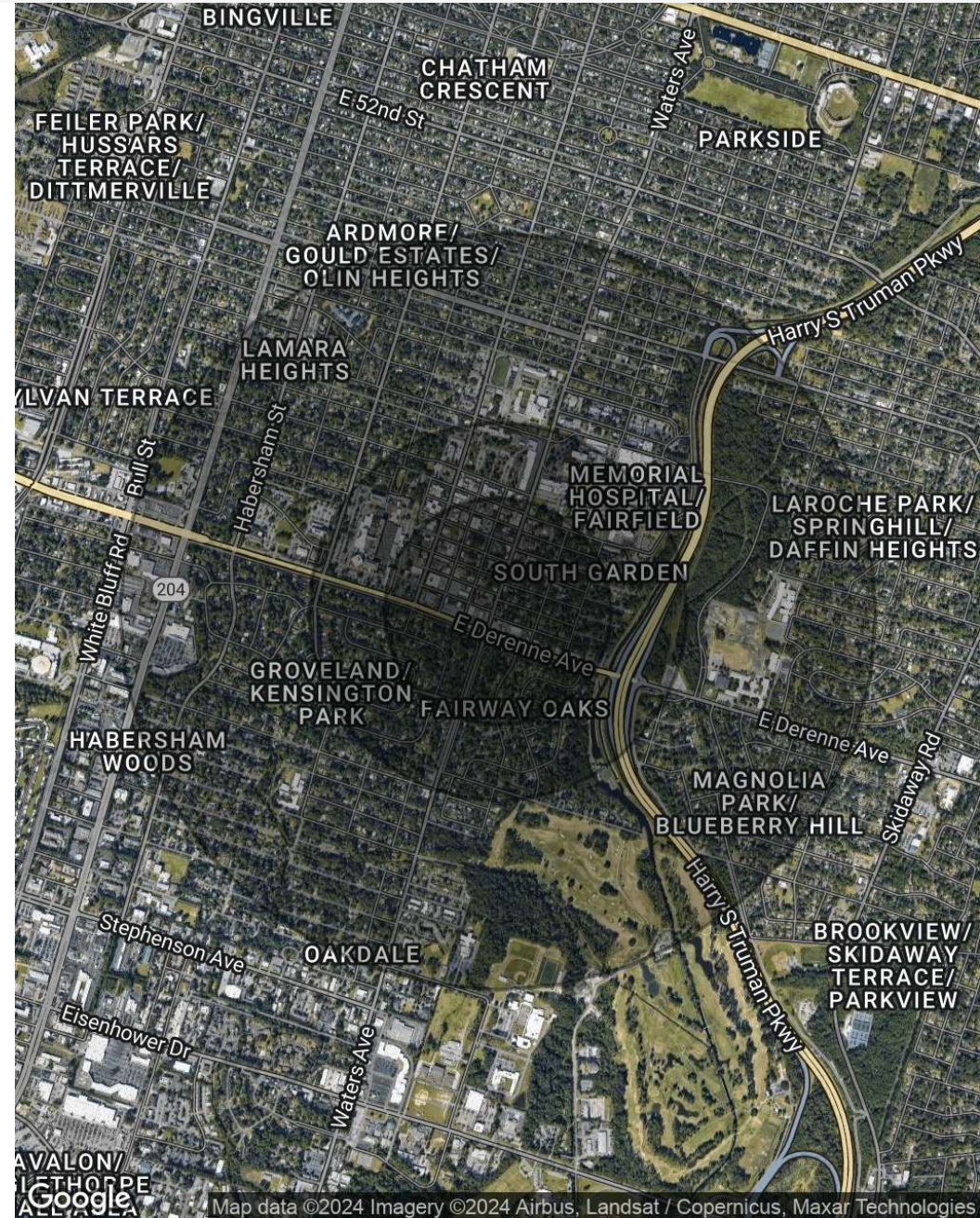
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5772 WATERS AVENUE

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	772	1,817	8,128
Average Age	44	44	43
Average Age (Male)	42	42	41
Average Age (Female)	46	47	45

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	392	895	3,581
# of Persons per HH	2	2	2.3
Average HH Income	\$61,990	\$68,882	\$81,420
Average House Value	\$436,532	\$431,796	\$382,149

Demographics data derived from AlphaMap





STONESTREET
PROPERTIES, LLC

Space For Lease

5772 WATERS AVENUE

Presented By:

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