

SCAN THE
QR TO VIEW
THIS LISTING
ONLINE

MERCHANTS VILLAGE

4115 Columbia Road | Martinez, GA 30907

LIAM WELCH
liam@jordantrotter.com
706 • 736 • 1031

ZONE | C-2

1,400 - 5,600 SF

FOR LEASE



JORDAN TROTTER
COMMERCIAL REAL ESTATE

Merchants Village is located at 4115 Columbia Road in the Martinez neighborhood, GA, Augusta, 30907.

This retail center features a total of 84,696 SF. There is 1,400 - 5,600 SF of space available. The center is anchored by Kroger with current tenants including Happy China, Lush Nail Bar, Jackson Hewitt Tax Service, The UPS Store, Evans Package, and Sharkey's Cuts for Kids.

• • •

AVAILABLE FOR LEASE:

- 1,400 SF retail space
- 2,380 SF retail space
- 5,600 SF retail space



KROGER ROAD

COLUMBIA ROAD



18 17 16 15 14 13

HAPPY CHINA
AVAILABLE

AVAILABLE

8 7 6 5 4 2 1

LUSH NAIL BAR
 Sylvan Learning
Jackson Hewitt
TAX SERVICES
The UPS Store
AVAILABLE
EVANS PACKAGE
 SHANE'S KIDS



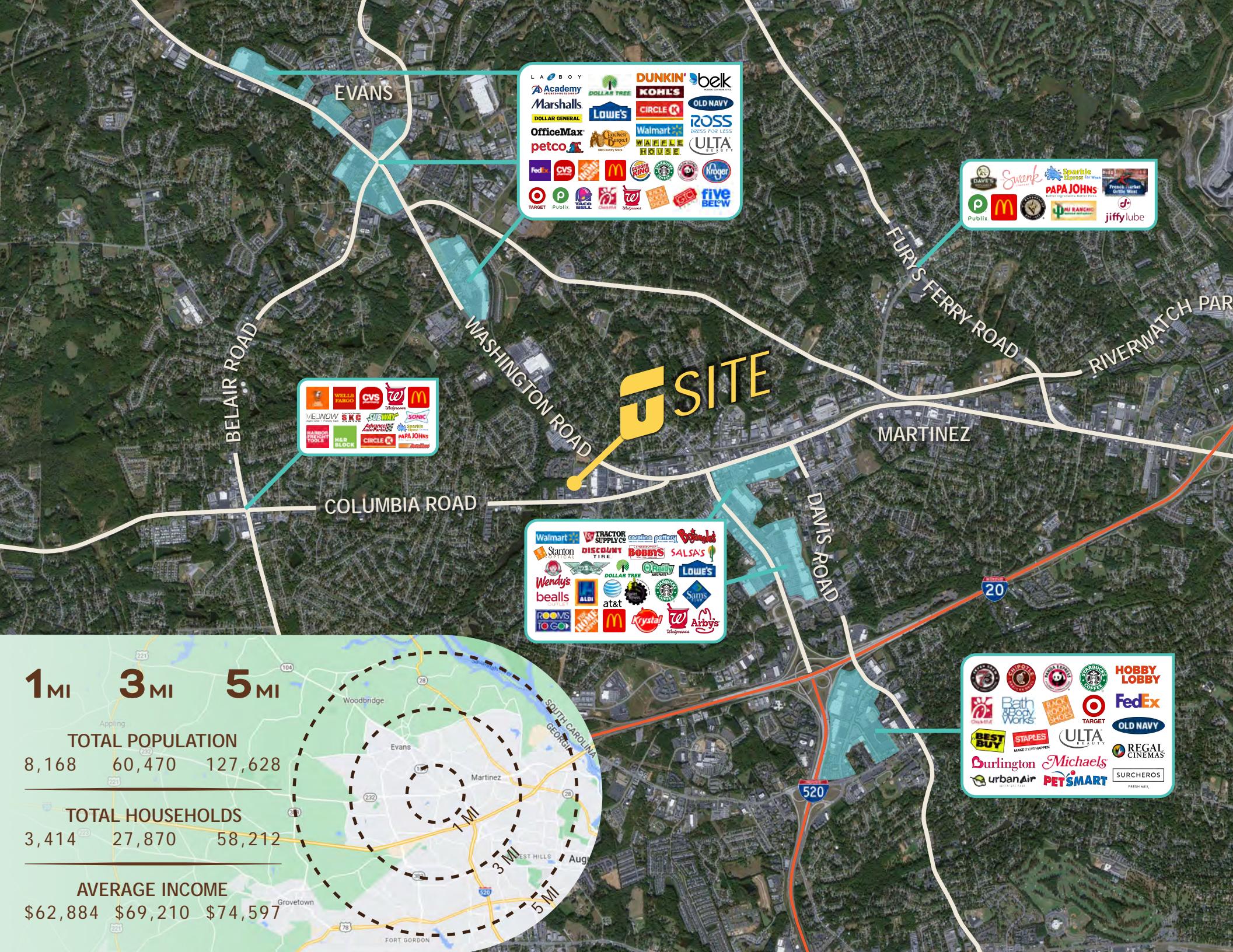
MARTINEZ GROCERY
& TOBACCO



EVANS CLEANERS







RIVER REGION STATISTICS



River Region Population:
767,478



Annual Growth Rate:
0.89%



Average Commute:
23.5 mins



Trade Area Population:
767,478



Medium Income:
\$55,049



Unemployment Rate:
3.6%

Augusta includes 3 higher educational institutes and a major military installation:

Augusta University | Augusta Technical College | U.S. Army Cyber Center of Excellence | Fort Gordon

Job Growth: Augusta-Richmond County has seen the job market increase by 3.5% over the last year. Future job growth over the next ten years is predicted to be 38.5%, which is higher than the US average of 33.5%.

Cyber & Innovation: Georgia Cyber & Innovation Training Center

Major Industry: Fort Gordon, SRNS, Augusta University, Piedmont Augusta, Wellstar Health System, Doctor's Hospital, VA Medical Centers, Bridgestone, E-Z-Go Textron, Club Car, Starbucks, Amazon, NSA Augusta, ADP, FPL Food

