

±4,800 SF Retail Space FOR LEASE

8108 Hwy 85, Riverdale, GA 30274



BULL REALTY
Asset & Operations Division

TCN
TUCKER COUNTY
REAL ESTATE SERVICES



PROPERTY OVERVIEW

This ±4,800 SF retail space is located on busy Highway 85 in Riverdale (Atlanta MSA) at a signalized intersection with Webb Rd. No automotive uses permitted. There is a bay in the front and three in the back. One bay has a lift.

The space, Suite B, is available for immediate lease at \$4,400 per month modified gross. The property is located south of Highway 85's intersection with Highway 138. Traffic counts south of it were ±32,900 VPD in 2024 (GA DOT). Downtown Riverdale is less than 3 miles north of the property and downtown Fayetteville is less than 7 miles south of it. Interstate 75, Interstate 285 and Hartsfield-Jackson Atlanta International Airport are just over 7 miles north of it.



LEASE RATE:
\$4,400/Month (MG)



AVAILABLE SPACE:
±4,800 SF



BUILDING SIZE:
±9,479 SF



AVAILABILITY:
Immediate

CONTACT



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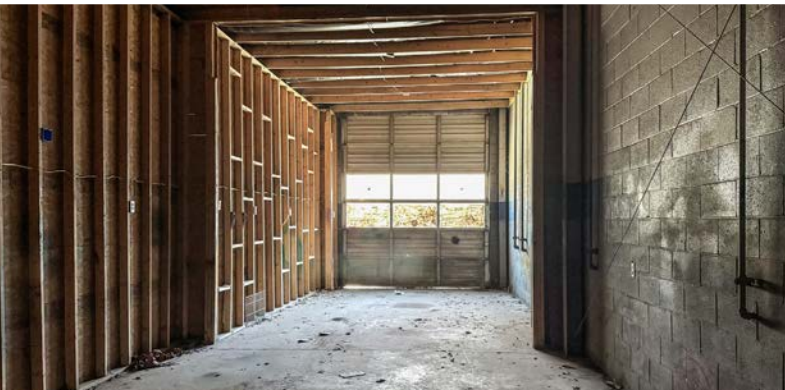
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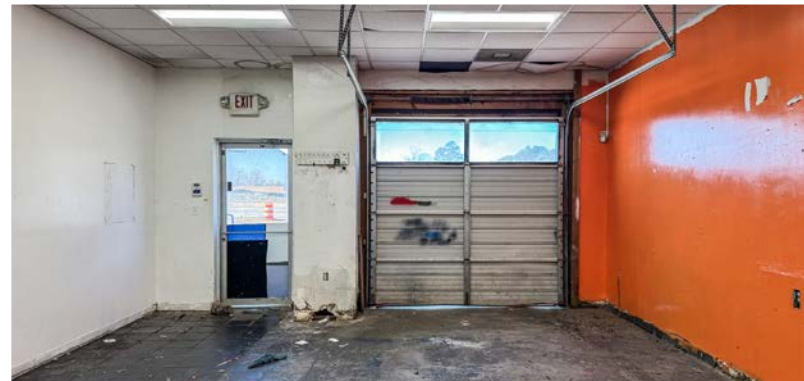
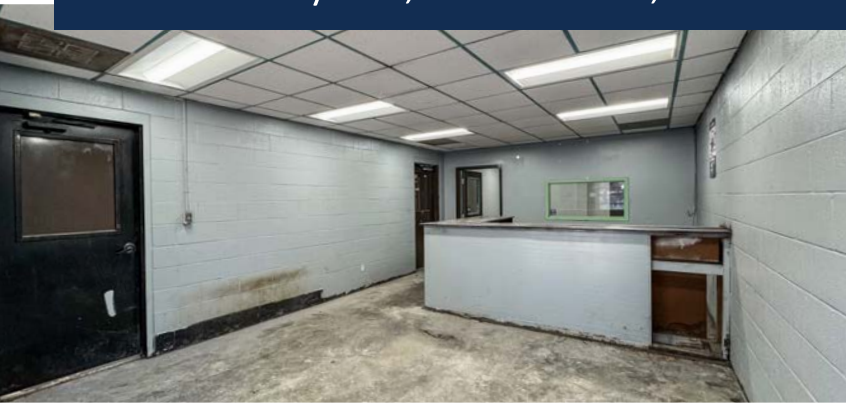
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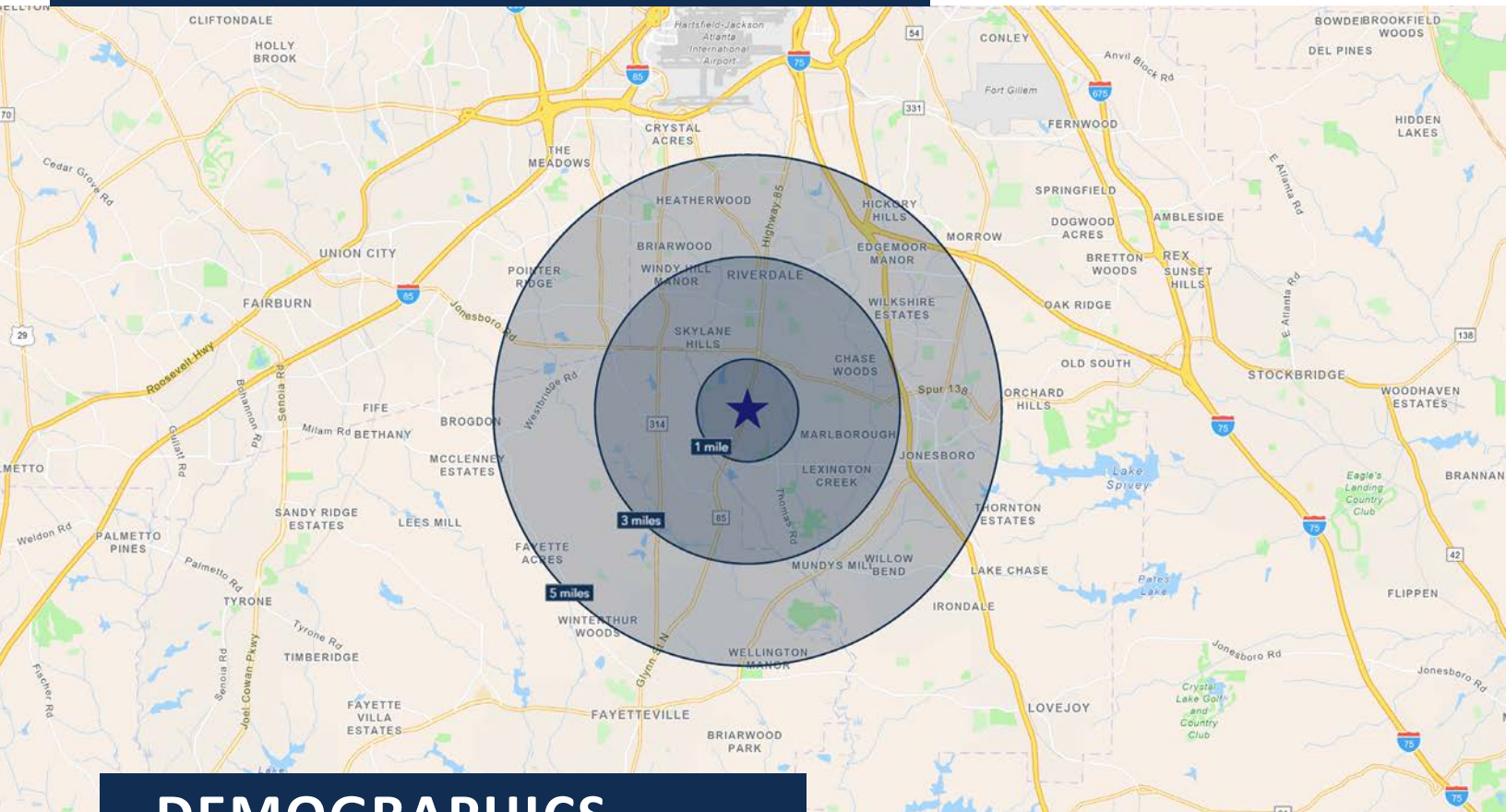
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DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
 Population	10,746	69,682	169,852
 Households	4,316	25,090	62,612
 Avg. Household Income	\$65,257	\$74,251	\$76,833

Source: 2025 ESRI

Information contained herein may have been provided by the seller, landlord or other outside sources. While deemed reliable, it may be estimated, projected, limited in scope and is subject to change or inaccuracies. Pertinent information should be independently confirmed prior to lease or purchase offer or within an applicable due diligence period.

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