



**\$60/SF+ NNNs**

## Leasing Opportunity

- 3,650 SF restaurant space on the corner of River Street
- Current layout includes two floors with two bars, kitchen, and multiple dining areas
- period features include exposed brick and original hardwood
- High traffic & tourist location: Savannah sees over 14 Million visitors annually.
- Walking distance to tourist hotspots on Bay Street, River Street, Plant Riverside, City Market, and Broughton Street.

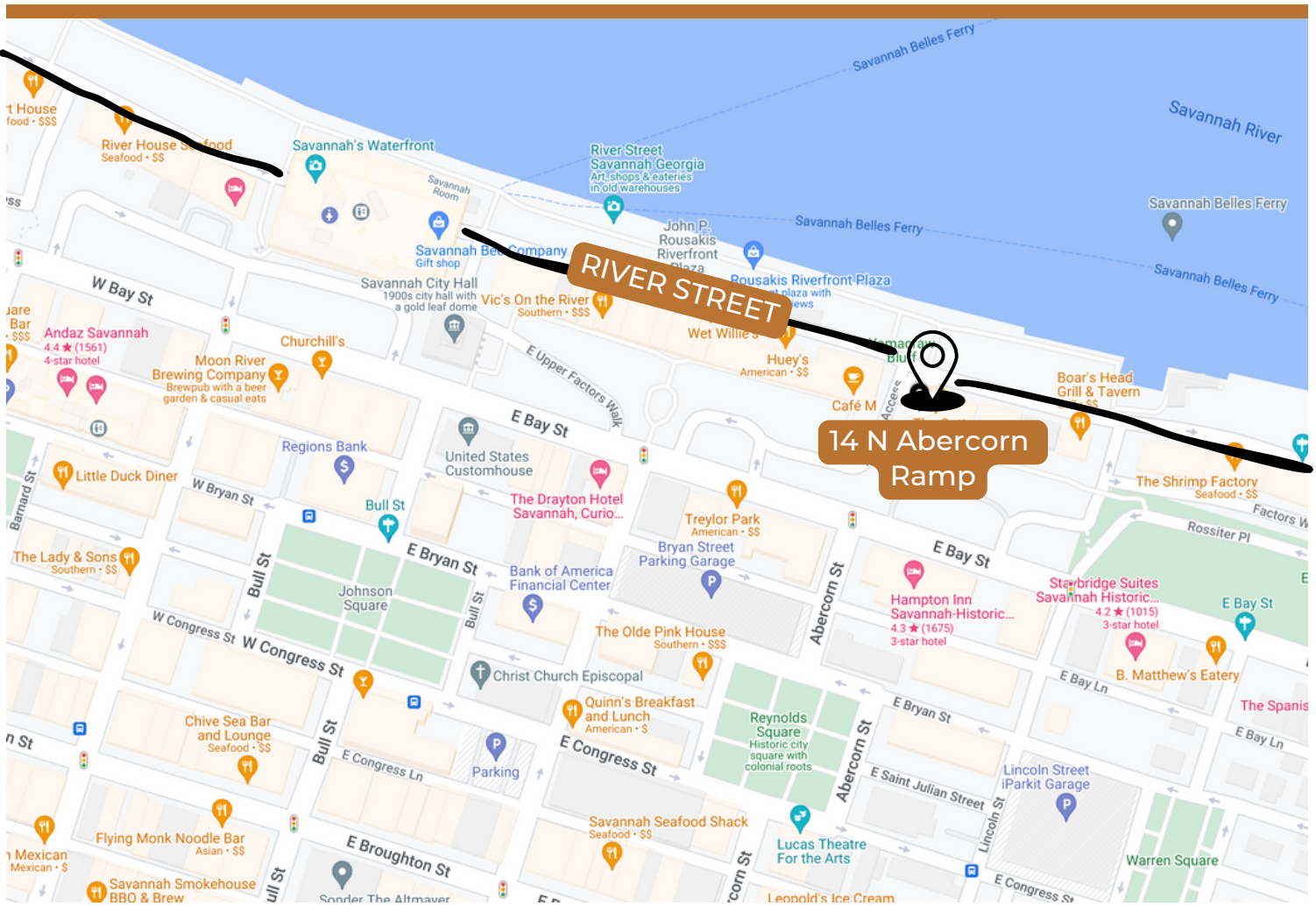
For more information, please contact:



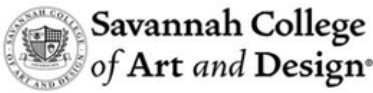
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**AREA OVERVIEW**



# MARKET OVERVIEW

14 NORTH ABERCORN RAMP



## TOURISM

**ANNUAL VISITORS: 14 MILLION**

**\$4.4 BILLION IN VISITOR SPENDING**

**NATION'S LARGEST HISTORIC LANDMARK DISTRICT**

**OVER-NIGHT VISITORS STAY APPROXIMATELY 2.5 NIGHTS**

**\$265 AVG SPEND PER PERSON ON OVERNIGHT TRIPS**

### ESTIMATED RETAIL SALES

2021 **\$8.9 BILLION**

2020 **\$7.4 BILLION**

**"The World's Greatest  
Places of 2021"**

Time Magazine

**"10 Most Beautiful Cities to  
Visit in the United States"**

Redbook

**"Top 25 Places to Visit in  
the United States"**

insider Monkey

**\$5B**

Economic impact from  
Fort Stuart and  
Hunter Army Air field

**40%**

Projected population  
increase by 2050

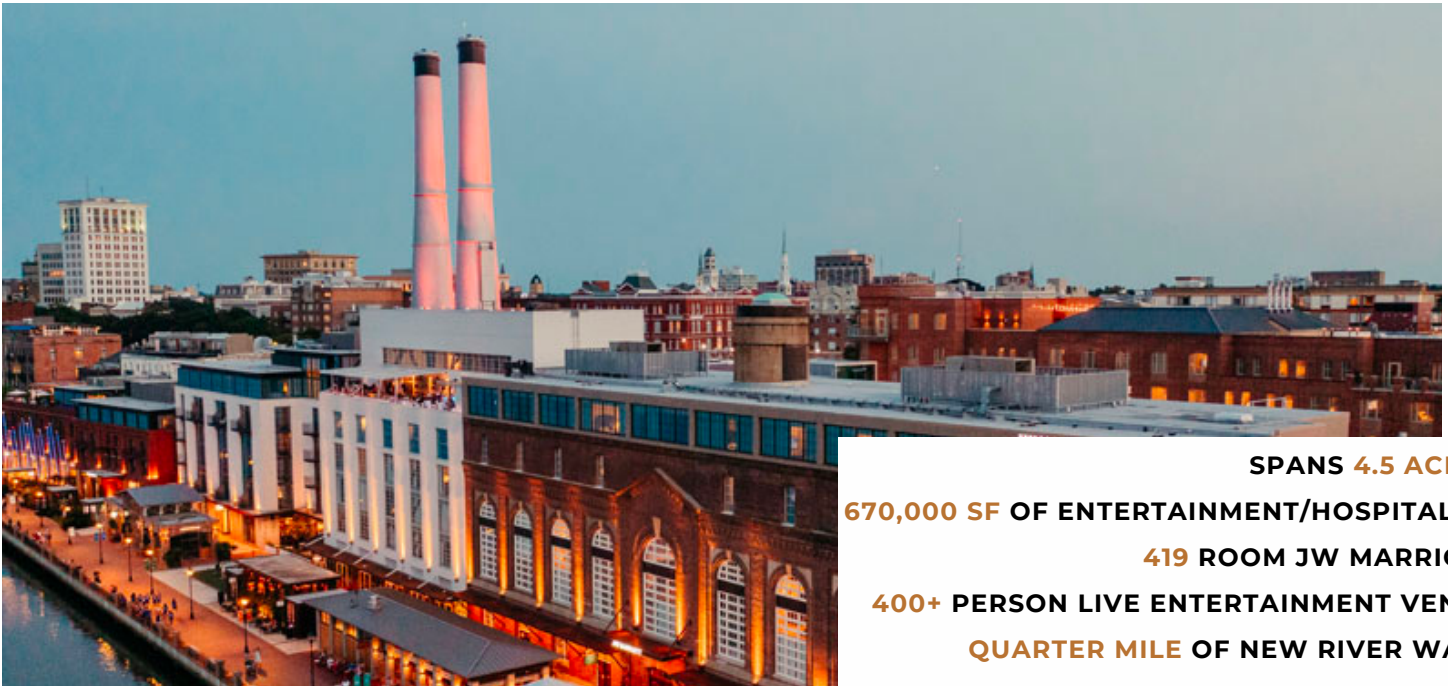
**#2**

Favorite Foodie City  
Trazee Travel

**#95**

Best place to retire in the United States  
Travel + Leisure

## PLANT RIVERSIDE DISTRICT - RIVER STREET



**SPANS 4.5 ACRES**

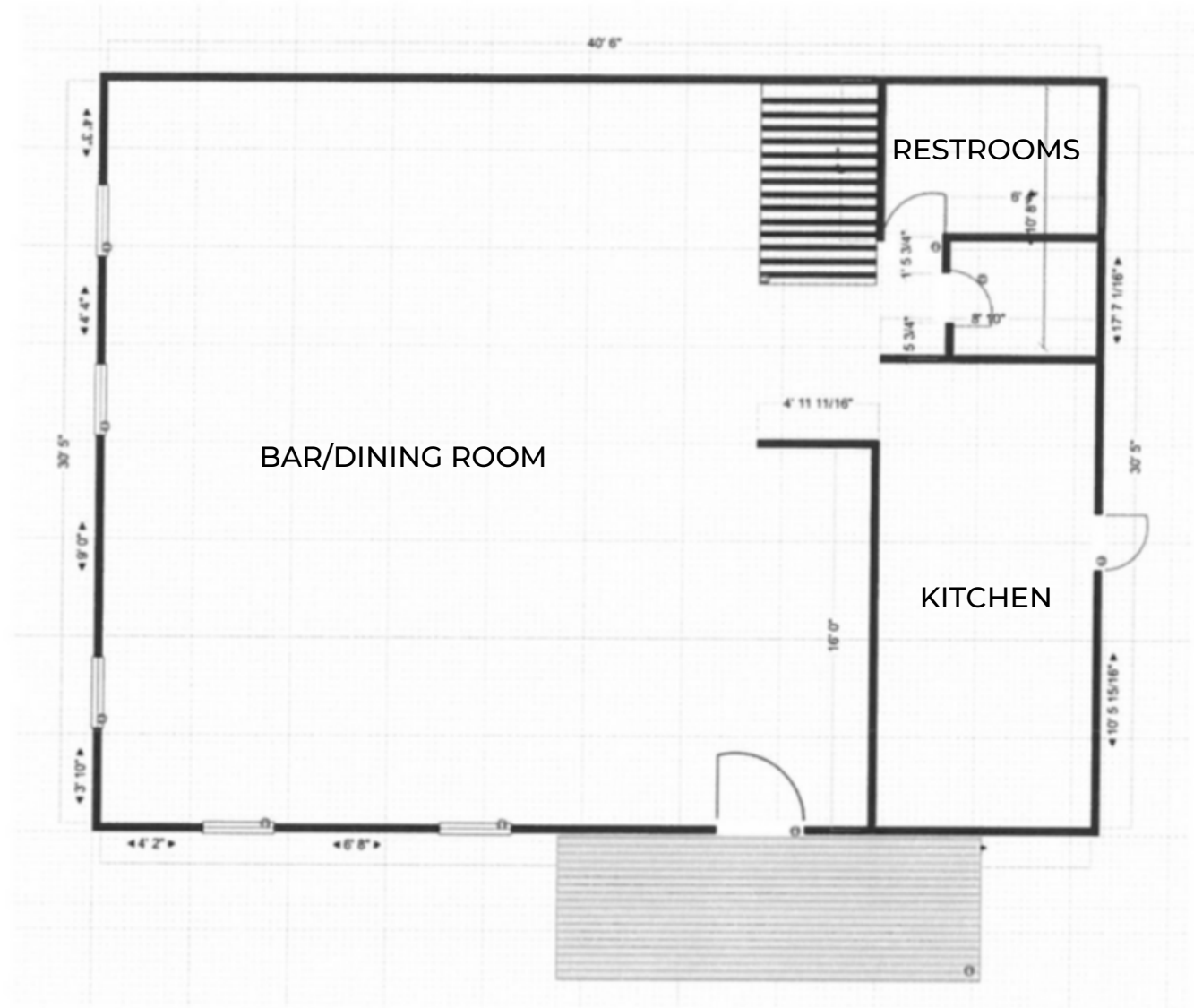
**670,000 SF OF ENTERTAINMENT/HOSPITALITY**

**419 ROOM JW MARRIOTT**

**400+ PERSON LIVE ENTERTAINMENT VENUE**

**QUARTER MILE OF NEW RIVER WALK**

Ground Floor



# FLOOR PLANS - SECOND FLOOR

14 NORTH ABERCORN RAMP

## Second floor





## About Judge Realty

Judge Realty is the leader in Savannah Commercial Real Estate. We manage and lease over 500 properties in the Savannah area and work with local and national clients across the USA.

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COMMERCIAL

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RESIDENTIAL

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PROPERTY MANAGEMENT



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