

# Castleberry Southard Crossing

5475 Bethelview Road | Cumming, GA 30040



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Owned & Operated By:

**NEW**  
**MARKET**  
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# Ackerman Retail

NOW AVAILABLE FOR LEASE

1,400 SF

# Publix



*Las*  
**Palmas**  
Mexican Restaurant



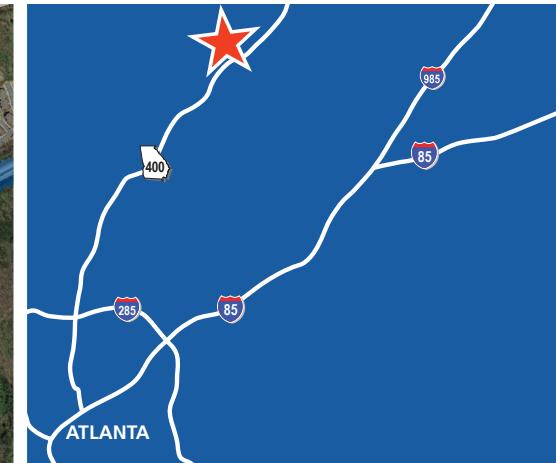
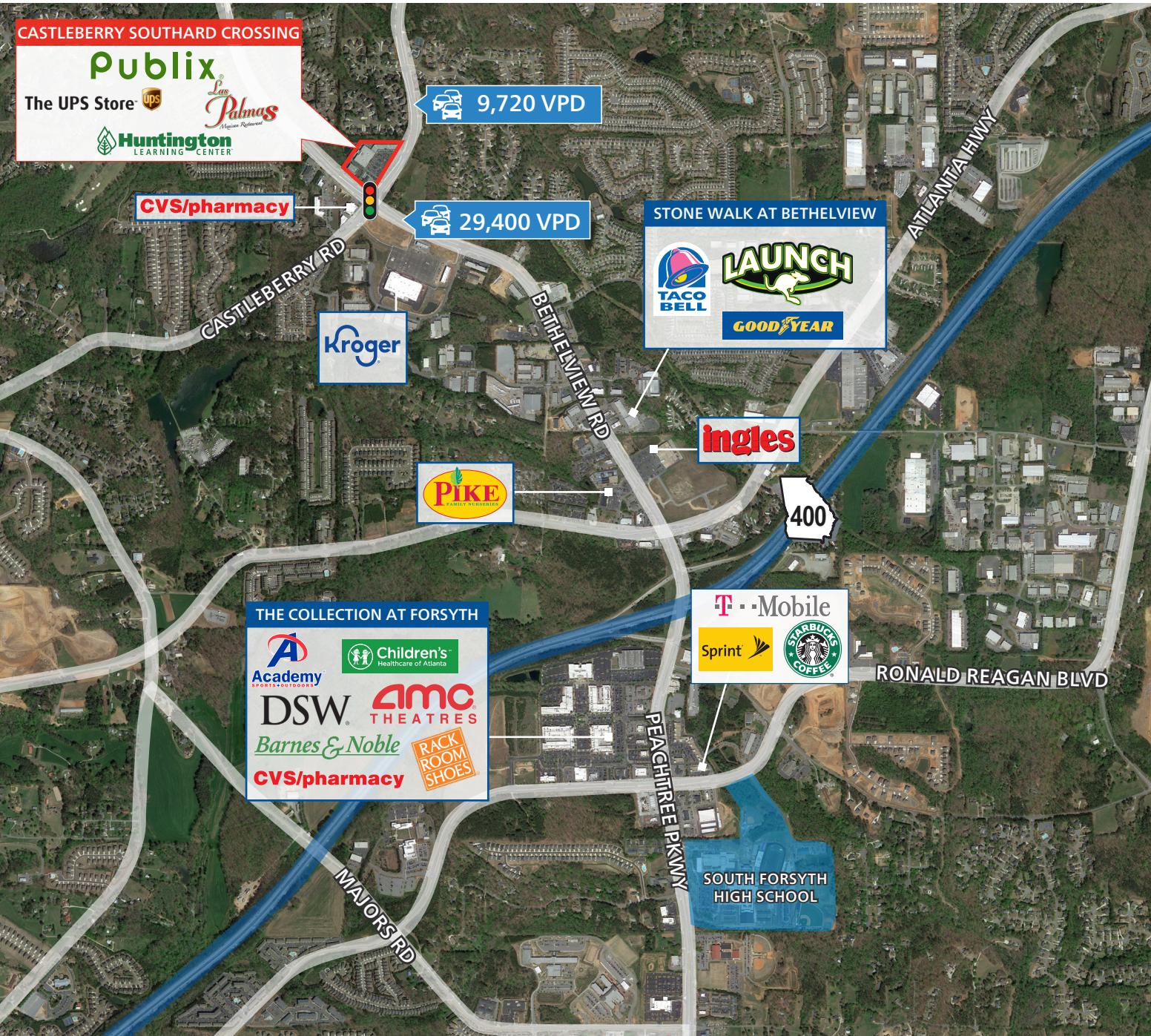
## PROPERTY HIGHLIGHTS

- 80,018 SF Publix-anchored shopping center
- Located at the intersection of Bethelview Road (18,000 VPD) and Castleberry Road
- Population of 129,186 with an average household income of \$138,000 within 5 miles
- 1.3 miles to GA 400
- Area retailers include:
  - Publix
  - Ingles
  - DSW
  - Academy Sports
  - Kroger
  - AMC Theatres
  - Barnes & Noble

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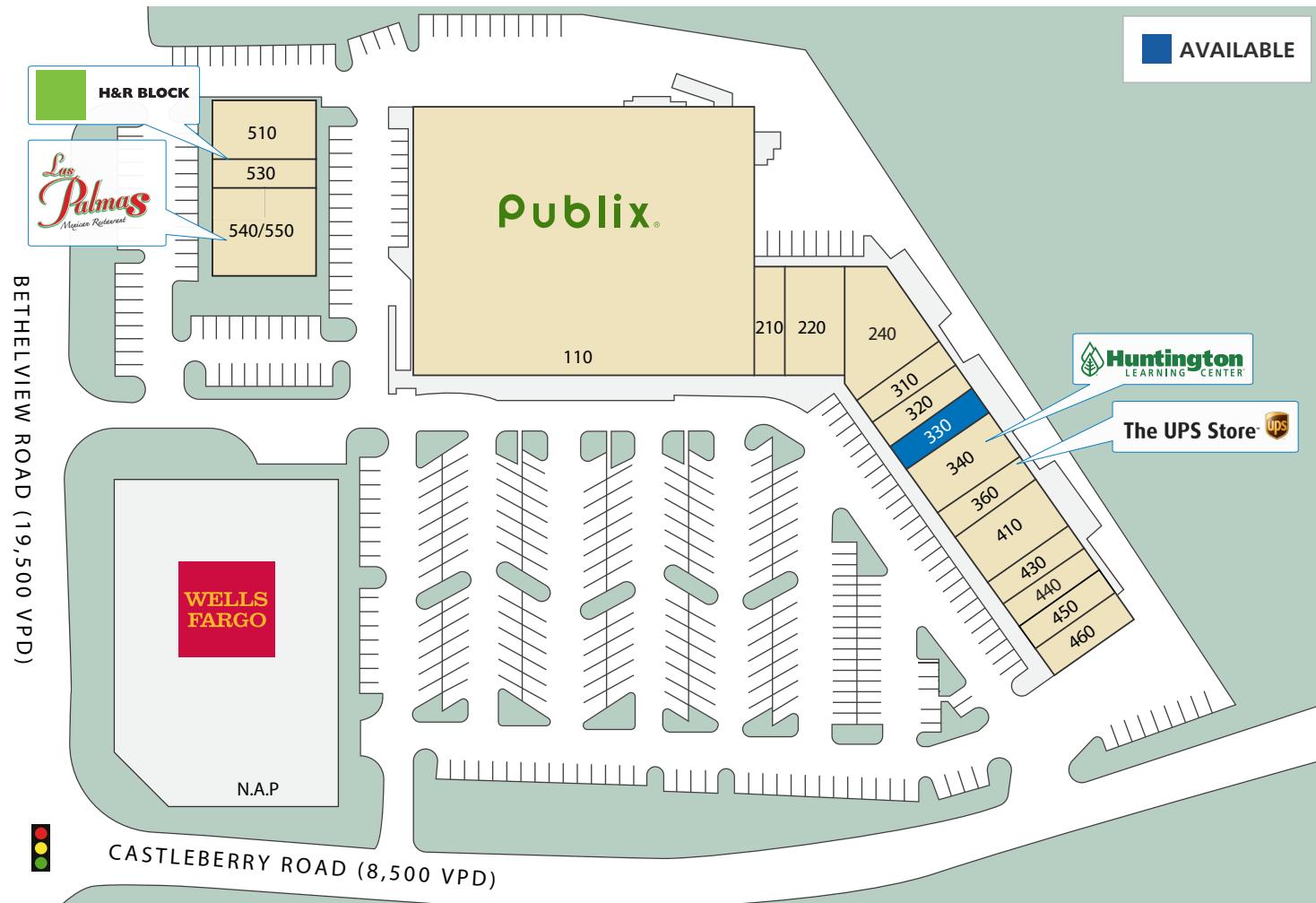
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## AREA DEMOGRAPHICS (2020):



### POPULATION

1-MILE	8,665
3-MILE	48,292
5-MILE	129,186



### HOUSEHOLDS

1-MILE	3,112
3-MILE	16,517
5-MILE	42,872



### AVG HH INCOME

1-MILE	\$146,744
3-MILE	\$131,693
5-MILE	\$138,548

STE	TENANT	SIZE
110	Publix	45,600
210	LeBelle Nails	1,600
220	LaVida Massage	3,200
240	PJ's Liquors	4,238
310	Sue's Art & Framing	1,400
320	Bethelview Eyecare	1,400
330	AVAILABLE	1,400
340	Huntington Learning Center	2,800
360	The UPS Store	1,400
410	Pacific Spice	2,800
430	North Georgia Running Co.	1,400
440	Pet Shots Express	1,400
450	WNB Factory	1,400
460	Esquire Cleaners	1,610
510	Alpharetta Children's Dentistry	2,770
530	H&R Block	1,400
540/550	Las Palmas Mexican Restaurant	4,200
GLA		80,018



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