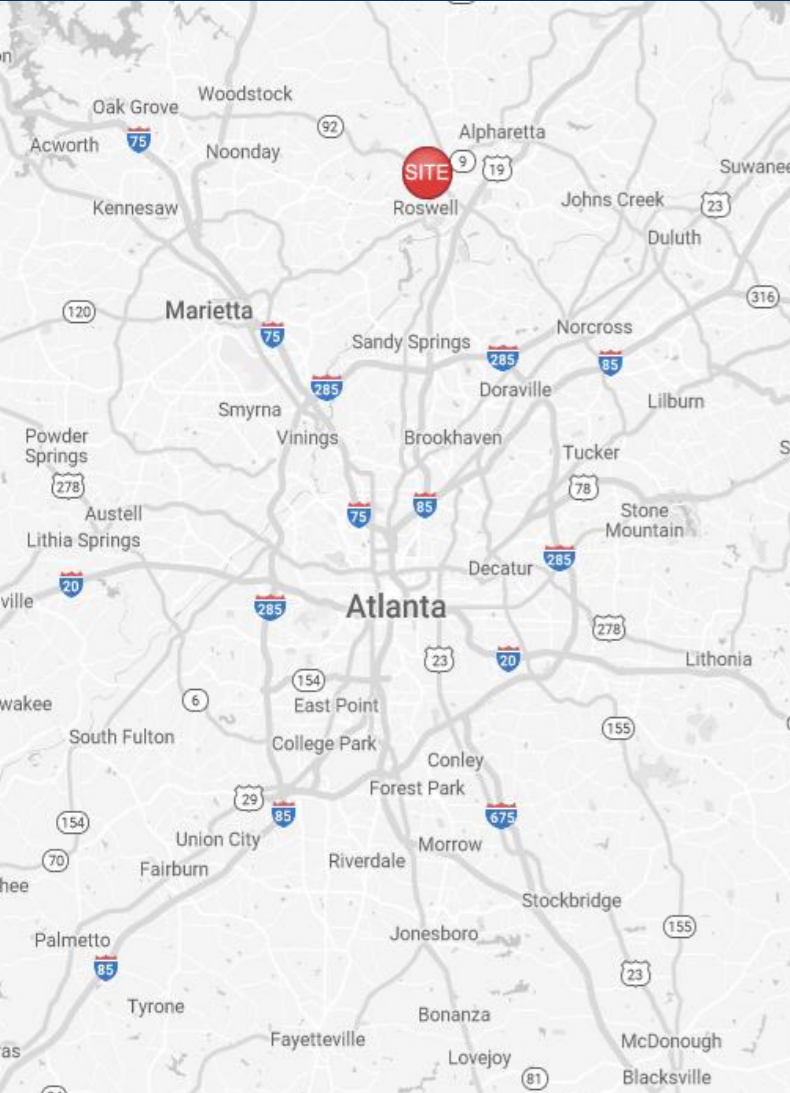


# Crabapple Park

30 E Crossville Rd  
Roswell, Georgia 30075

RIVERWOOD  
PROPERTIES, LLC



## Leasing Contacts

Marrissa Chanin  
678-501-5341  
marrissa@riverwoodproperties.com

Allie Hodge  
678-501-5342  
allie@riverwoodproperties.com

riverwoodproperties.com

## Property Highlights

- The 13,200 SF neighborhood shopping center sits on a 1.28-acre site.
- This shopping center was built in 2008 right off Hwy 92 in the heart of Roswell, Georgia.
- This is a highly desirable location for any local or national, retail tenant looking for good visibility in a saturated market.
- Over 59,000 VPD
- Retail Space Available | 2,899 SF | Can be Subdivided

**Site Access:** Property is via E Crossville Rd.

# Crabapple Park TENANTS

110-130 Elite Kidz 5,091

140 Pinkies Up Beer and Wine 675

150 Brain Balance Achievement CTR 1,895

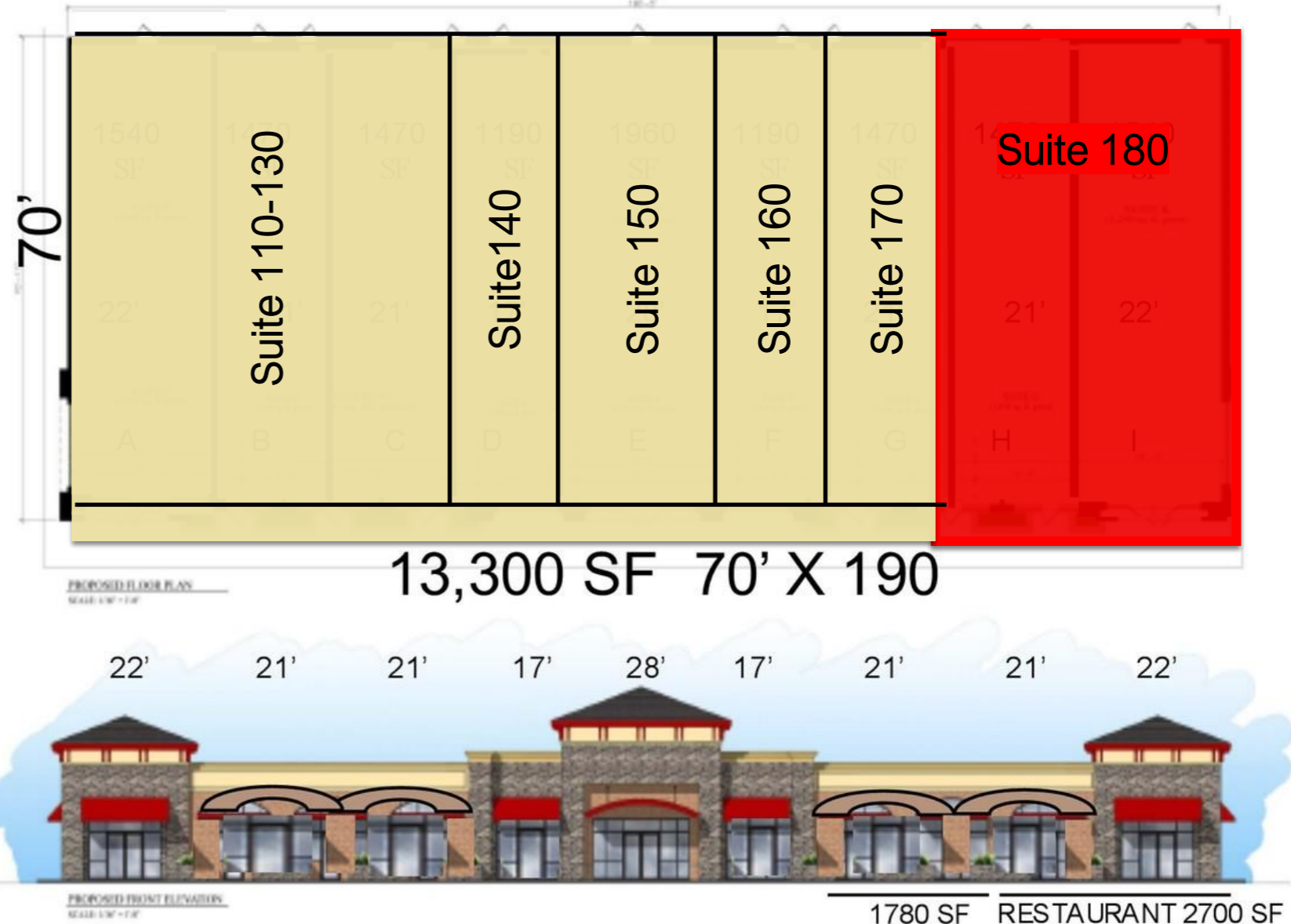
160 Mitch's Meat & Fish 1,202

170 Jolie's Salon 1,569

180 Retail Space Available 2,899

GLA: 13,200 SF

Availability: 2,899 SF



## CRABAPPLE PARK Site Plan

# AREA DEMOGRAPHICS



2023  
Population

1 MILE	6,318
3 MILE	63,705
5 MILE	165,006



2023 Daytime  
Population

1 MILE	3,814
3 MILE	51,784
5 MILE	128,429



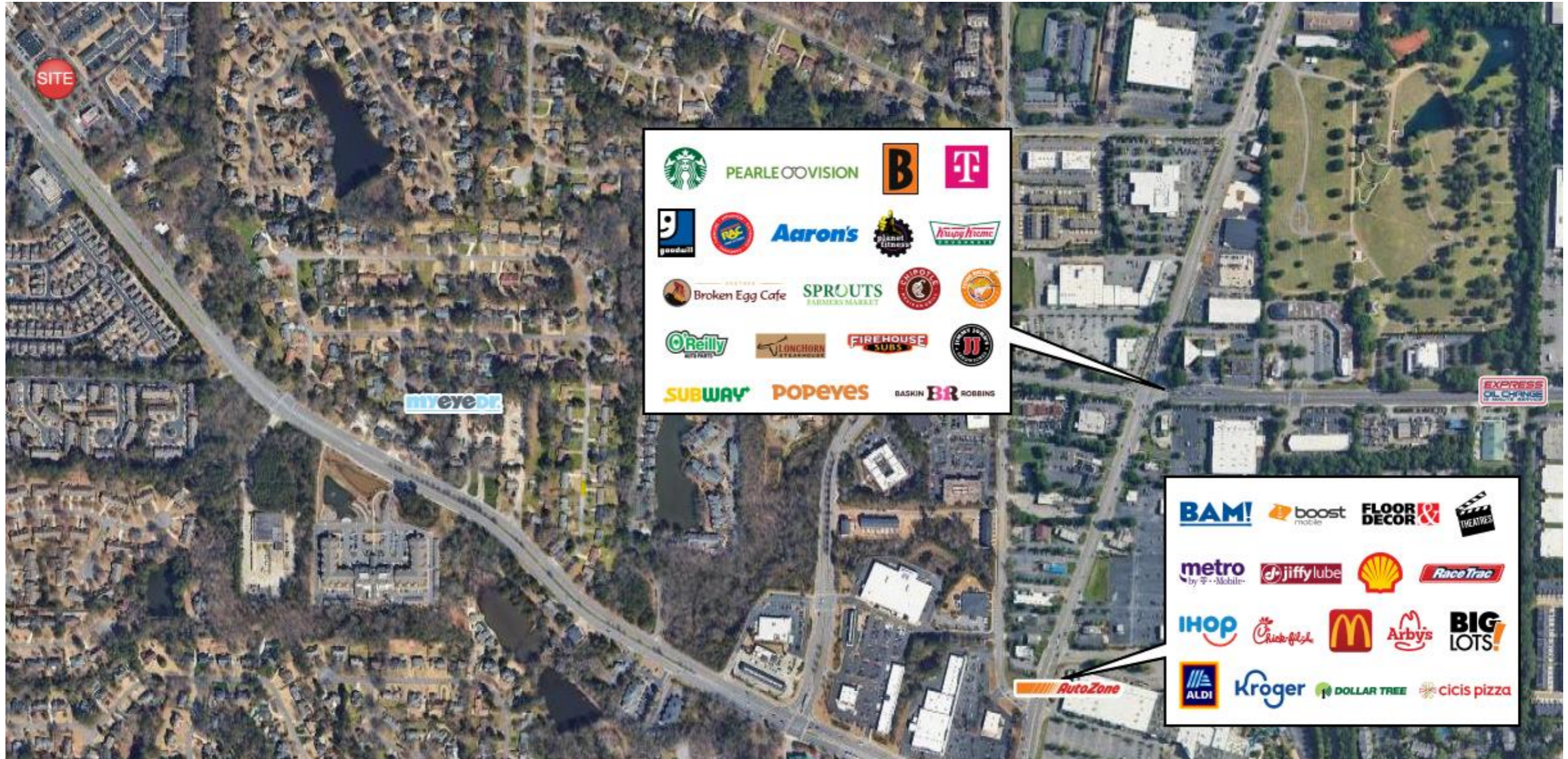
Household 2023

1 MILE	2,853
3 MILE	24,504
5 MILE	64,694



Household  
Income

1 MILE	\$218,454
3 MILE	\$191,387
5 MILE	\$203,313



## CRABAPPLE PARK

Trade Area Overview