

PRIME LOCATION-HEART OF BUCKHEAD

20-50 PHARR RD

ATLANTA, GA

***AVAILABLE FOR LEASE or LONG TERM
GROUND LEASE***

CONTACT

ED LEE

404-218-7007

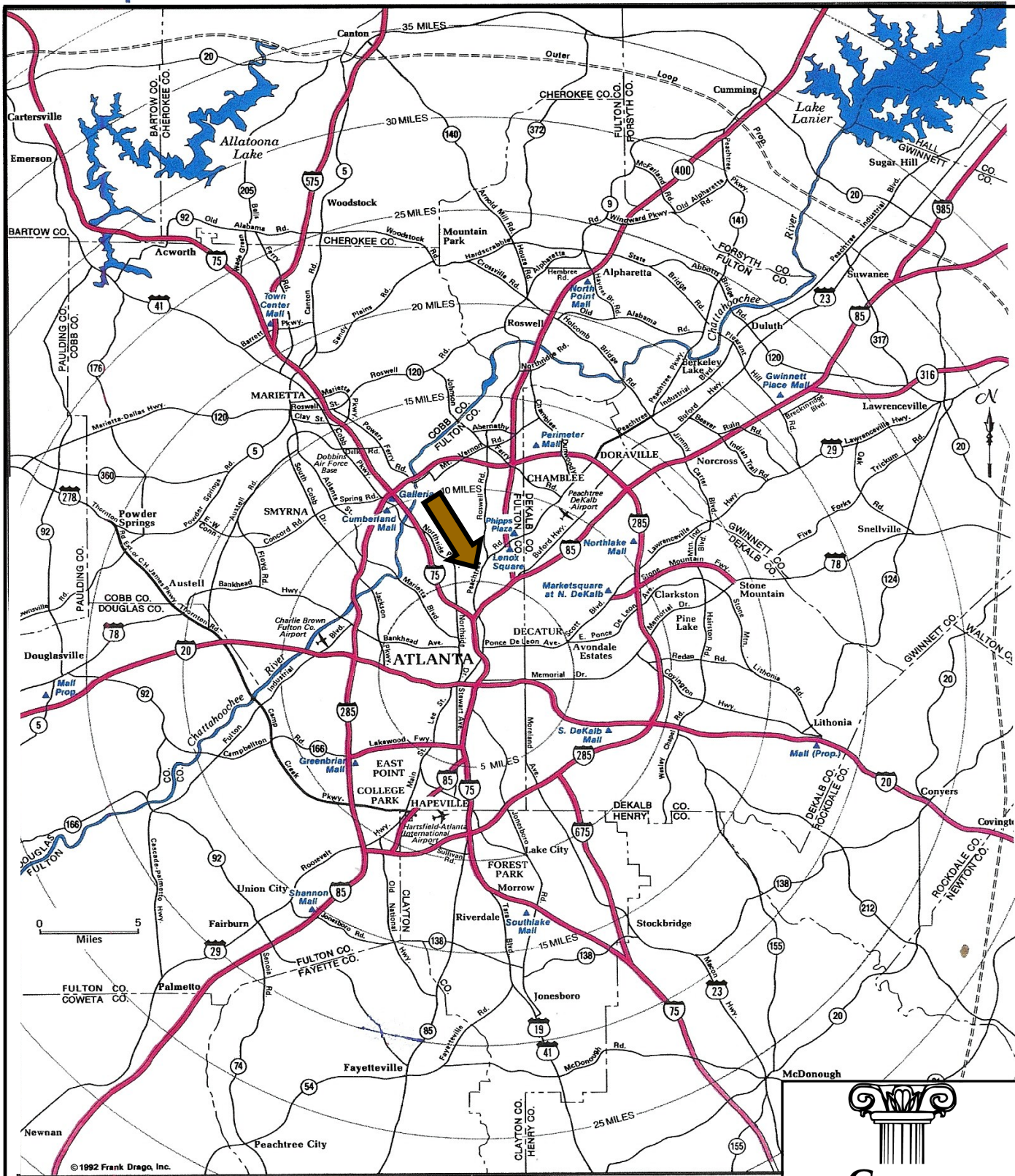
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Disclosure: All information is deemed reliable, but is not warranted

METROPOLITAN ATLANTA



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103 West
PRIVATE PARTIES

ST REGIS

CHOPS LOBSTER BAR
PRIME STEAKS & PRIME SEAFOOD

WHOLE FOODS
MARKET

RH
RESTORATION HARDWARE

delbar
MIDDLE EASTERN

THE CAPITAL
GRILLE

BUCKHEAD VILLAGE
SHOPS

SHAKE SHACK

Fado
Irish pub & restaurant

THE VILLAGE AT
BUCKHEAD 373
APARTMENTS

LE
BILBOQUET
restaurant

Le Colonial
RESTAURANT • BAR • VIETNAMESE

BUCKHEAD VILLAGE
SHOPS

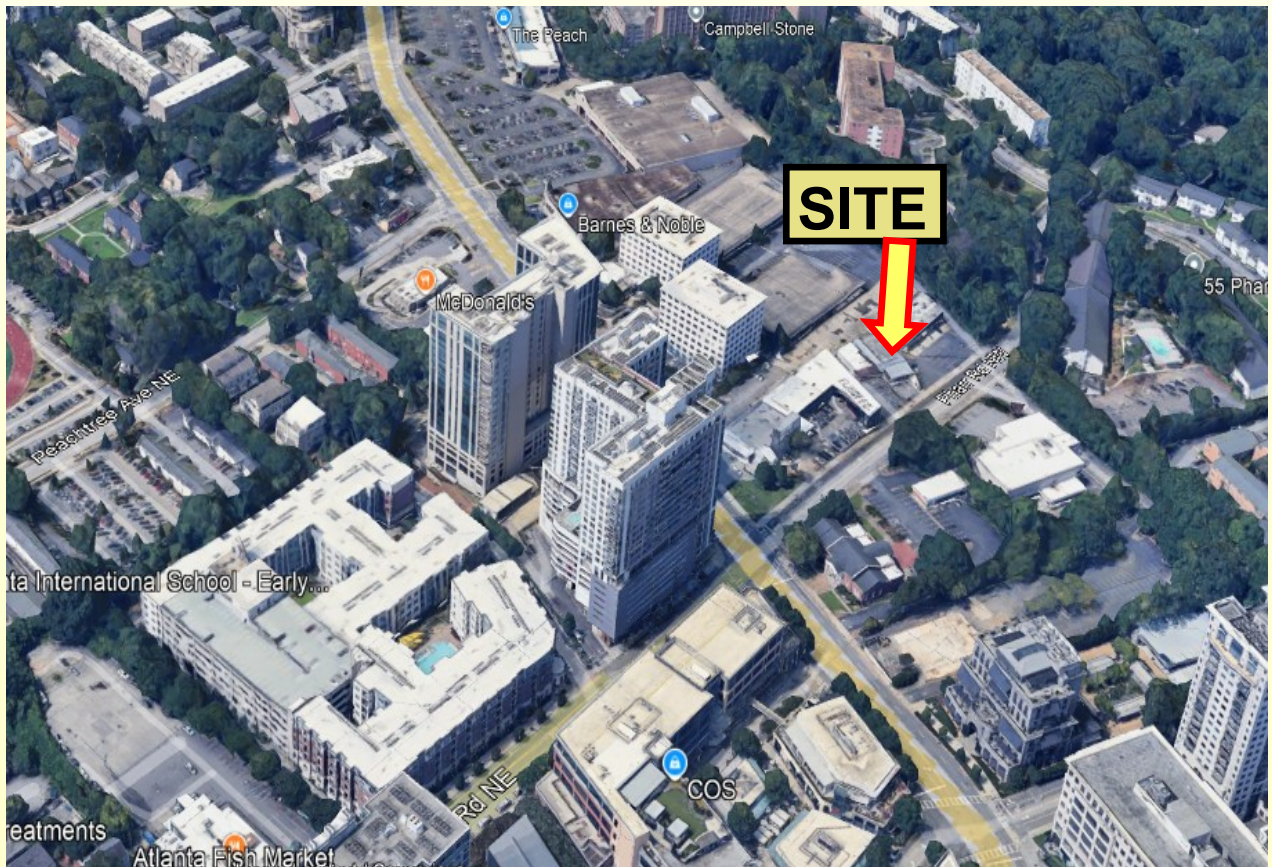
BUCKHEAD
ATLANTA
MIXED USE PROJECT

NORTH

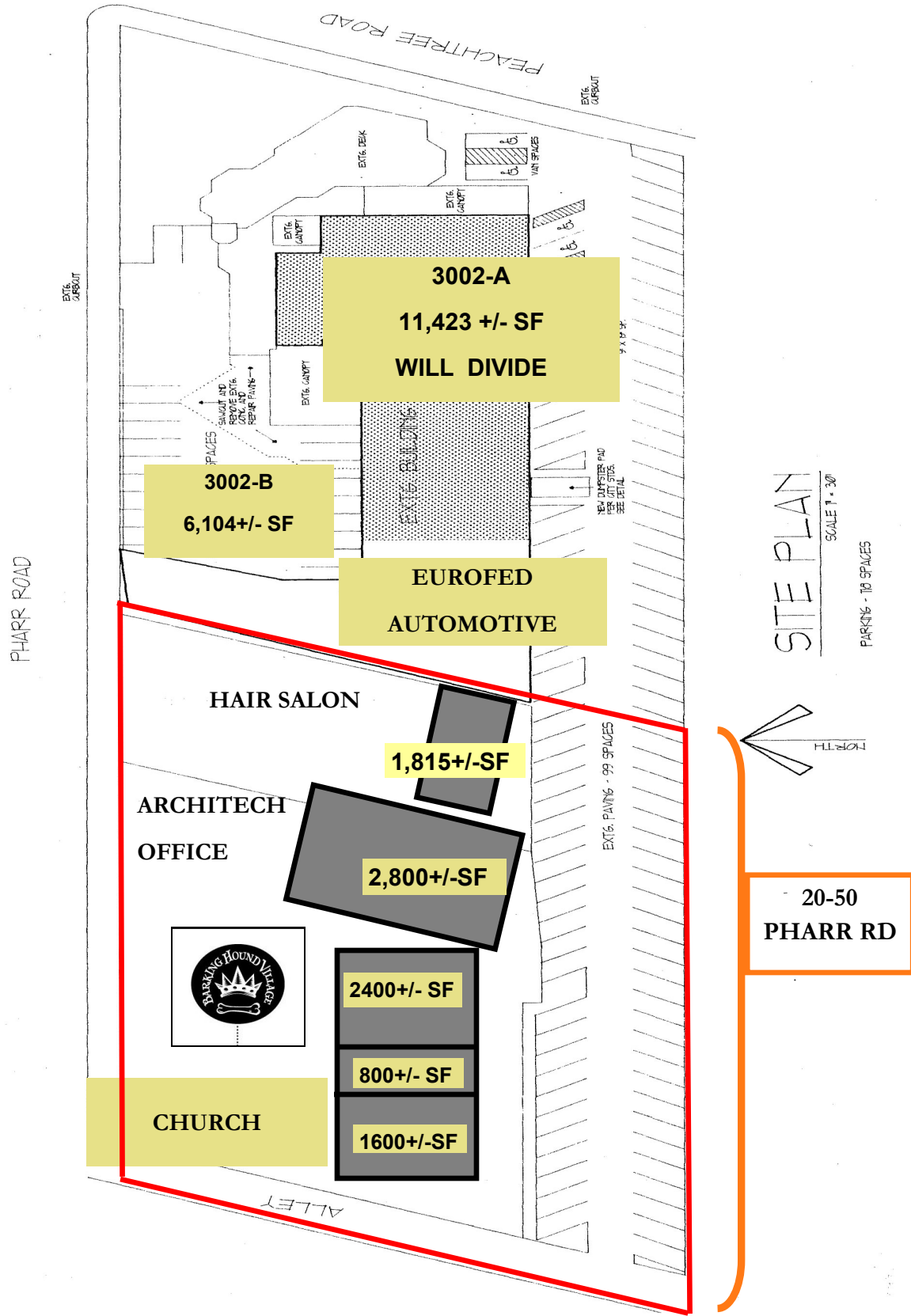
BUCKHEAD VILLAGE IMAGES



**PEACHTREE AND PHARR RD
PROPERTY AERIAL**



CURRENT RETAIL SPACE



PEACHTREE RD AND PHARR RD

DEMOGRAPHICS

<i>DESCRIPTION</i>	<i>3 - MILE RADIUS</i>	<i>5 - MILE RADIUS</i>	<i>7 - MILE RADIUS</i>
<i>POPULATION 2011</i>	116,893	301,378	578,799
<i>PROJECTION 2016</i>	130,154	329,252	627,997
<i>HOUSEHOLD 2011</i>	57,586	318,375	253,748
<i>AVERAGE HH INCOME 2011</i>	117,417	105,518	90,146
<i>MEDIAN AGE FEMALE 2011</i>	37.57	35.52	35.44
<i>MEDIAN AGE MALE 2011</i>	36.84	35.19	34.8