



HALCYON

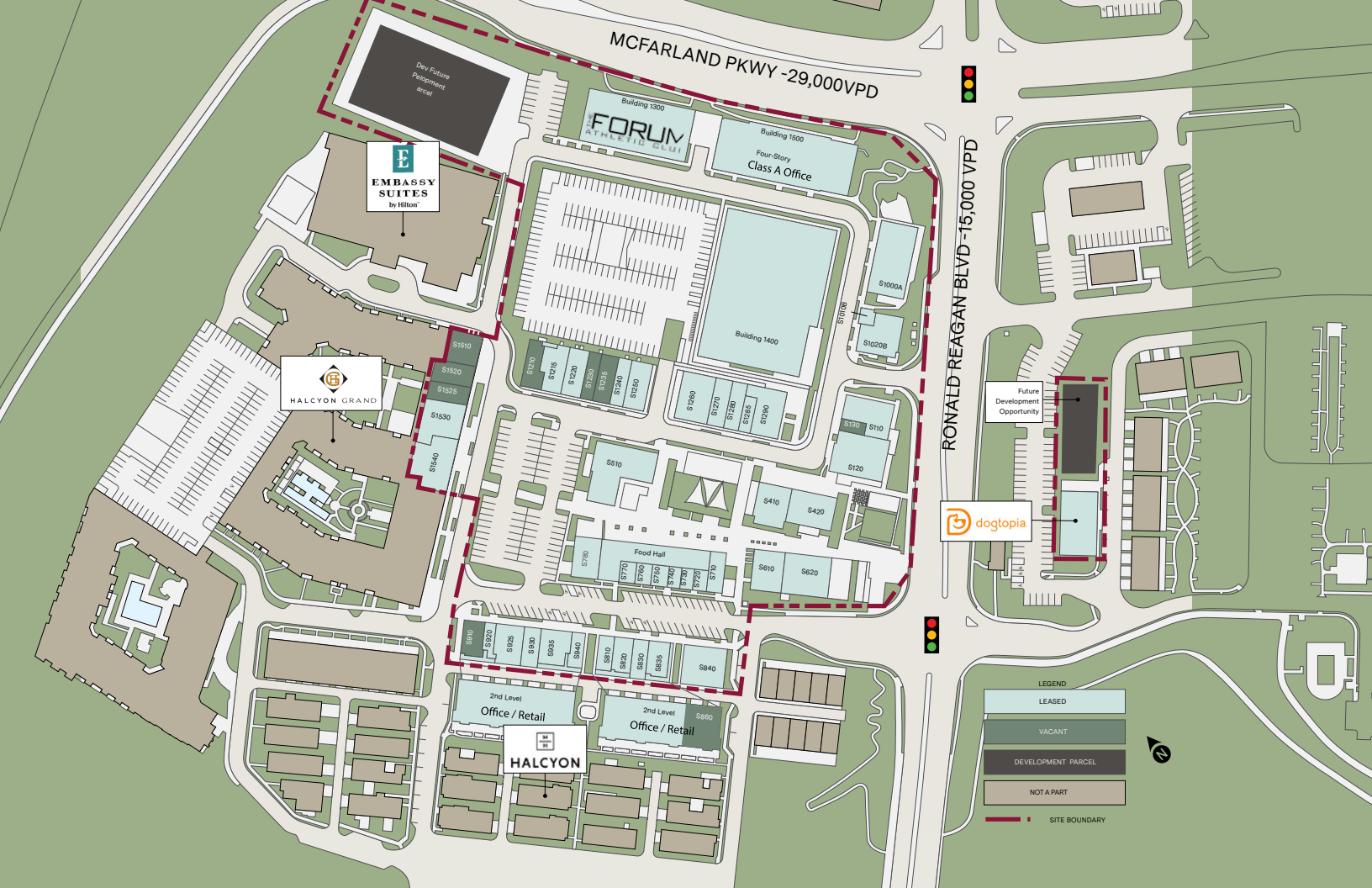
Halcyon. Where Life Happens Naturally.

Halcyon is a 135-acre, walkable retail destination redefining the Forsyth County experience. Anchored by curated boutiques and chef-driven restaurants, the community is designed for discovery—where shopping, dining, and everyday moments unfold effortlessly. With the Big Creek Greenway trailhead woven into the site, foot traffic flows naturally through vibrant storefronts, outdoor patios, and paved promenades that invite strolling, biking, and gathering. A central green sets the stage for events and connection, amplified by a highly engaged social presence of over 70,000 Instagram followers that extends Halcyon’s reach well beyond the site itself. Creative loft offices, a modern hotel, and beautifully designed residences add built-in energy throughout the day. Thoughtfully planned and seamlessly integrated, Halcyon creates a dynamic retail environment where community, commerce, and lifestyle intersect. Welcome to Halcyon.

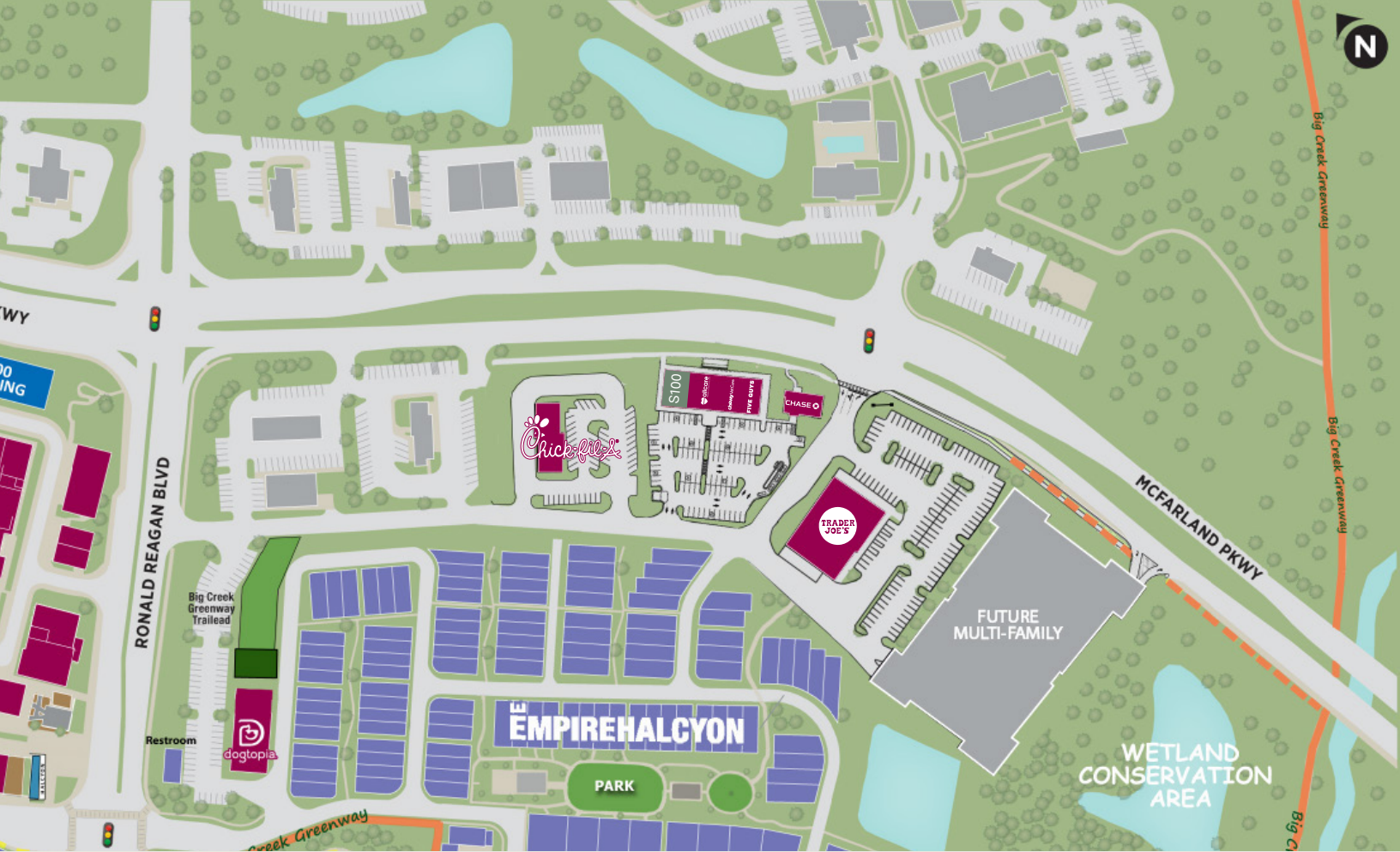
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TENANT	SF	SUITE TENANT	SF	SUITE TENANT	SF
S0110 Iron Age Korean Steakhouse	3285	S0810 Clean Your Dirty Face	760	S1215 Buff City Soaps	2417
S0120 Eclipse di Luma	5015	S0820 Tutu School	1400	S1220 Nina Plus Leigh	2120
S0130 Vacant	740	S0830 Unique Cuts	1317	S1230 Vacant	1410
S0410 Butcher & Brew	3000	S0835 RBM of Alpharetta	1450	S1235 Vacant	1800
S0420 Hobnob Neighborhood Tavern	5728	S0840 RW Designs	7500	S1240 Piggy Jos	1384
S0510 Cherry Street Brewpub	6000	S0850 Safira Med Spa	2598	S1250 Never Enough Thyme	3536
S0610 Cattle Shed Wine Company	2780	S0860 Vacant	2183	S1270 Bluemercury	1845
S0620 Ocean & Acre	4220	S0910 Vacant	1719	S1280 Willow Jane	1600
S0710 Kilwins	1442	S0925 Lush Nail Bar	2514	S1285 Rise & Wine	930
S0720 Pita Mediterranean Street Food	640	S0930 Playa Bowls	1410	S1290 Lizard Thicket	3219
S0730 Sweet Tuna	640	S0935 Optima Eye Care	2390	S1300 The Forum Athletic Club	22483
S0740 CT Al Pastor	640	S0940 Il Bottegone	1122	S1510 Vacant	2159
S0750 Gu's Dumplings at Market Hall	768	S1010 Unexpected Pooch	625	S1520 Vacant	1377
S0760 Holmes Slice	665	S1020-B Salata	2800	S1525 Vacant	1245
S0770 The Original Hot Dog Factory	741	S1040 CT Cantina & Taqueria	6000	S1530 X-Golf	6692
S0780 Fudo	2534	S1210 Vacant	1776	S6275 Dogtopia	5000



SUITE TENANT	SF	SUITE TENANT	SF	SUITE TENANT	SF
0300 Chewy Vet	3582	0200 AllCare	3423	Outlot 2 JP Morgan Chase Bank	3293
0400 Five Guys	2400	1605 Trader Joe's	13500		
0100 Vacant	2734	Outlot 1 Chick-fil-A	4995		





Halcyon. Where Shopping Happens Spontaneously

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Daytime Population	8,863	89,148	223,819
Residential Population	4,997	64,237	172,127
Median Age	34.6	36.5	37.7
Average Household Income	\$164,690	\$173,866	\$177,276
Average Home Value	\$495,038	\$501,314	\$519,312
Bachelor's Degree	1,156	16,512	48,109
Grad/Professional Degree	1,111	13,349	32,618

Visits per Year | 390.3 K



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