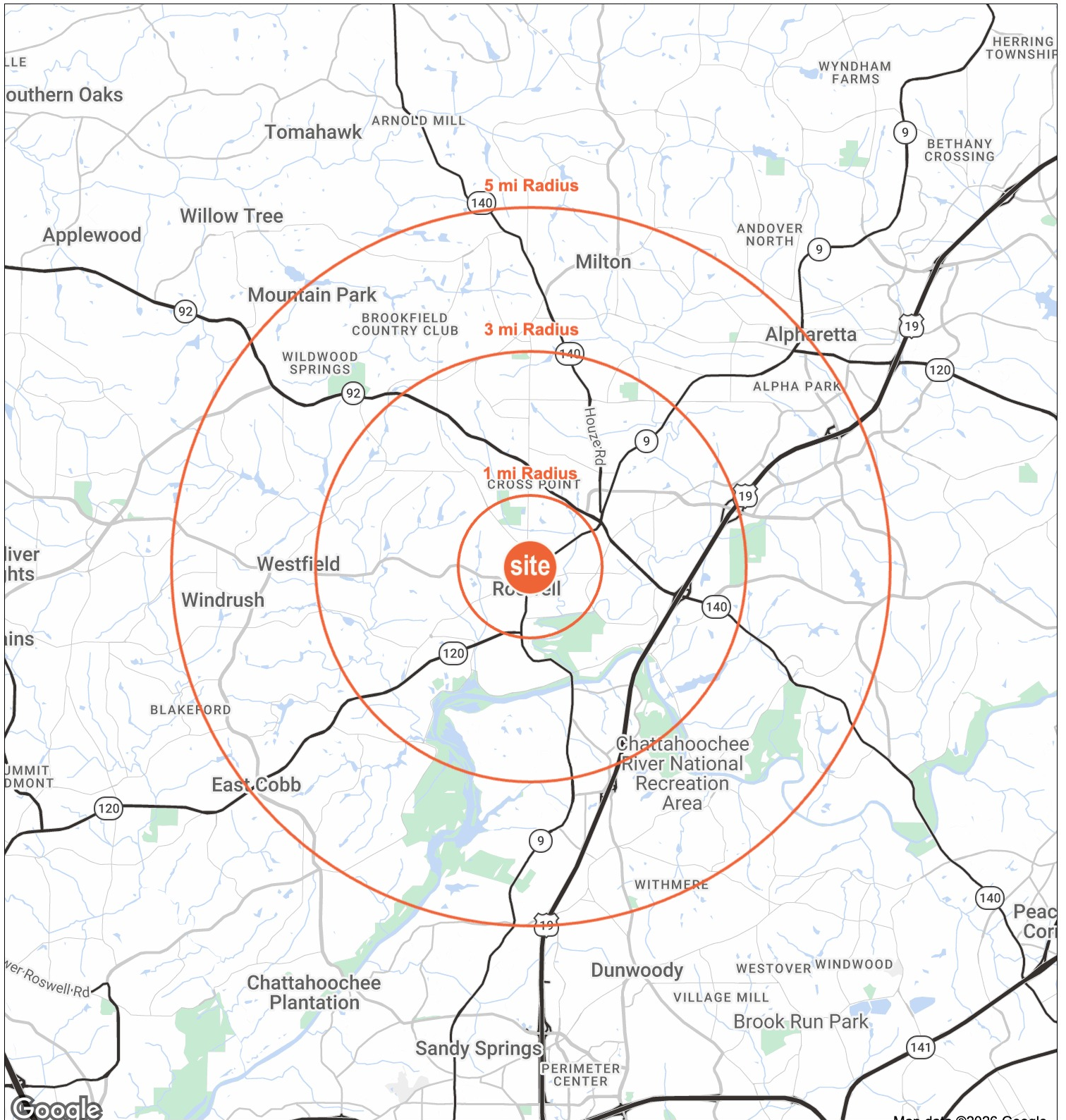




**1055 Canton St
Roswell, GA 30075**



COBBLESTONE
RETAIL GROUP

May 2026

Expanded Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Cobblestone Retail Group
Lat/Lon: 34.0272/-84.3605

1055 Canton St Roswell, GA 30075									
		1 mi radius		3 mi radius		5 mi radius		10 mi radius	
Population									
Estimated Population (2025)		8,120		68,220		180,507		716,111	
Projected Population (2030)		7,917		64,575		172,047		693,226	
Census Population (2020)		8,252		72,522		186,078		719,588	
Census Population (2010)		7,263		68,543		173,543		644,285	
Projected Annual Growth (2025 to 2030)		-203	-0.5%	-3,645	-1.1%	-8,460	-0.9%	-22,885	-0.6%
Historical Annual Growth (2020 to 2025)		-132	-0.3%	-4,302	-1.2%	-5,571	-0.6%	-3,477	-
Historical Annual Growth (2010 to 2020)		989	2.7%	3,978	1.2%	12,534	1.4%	75,302	2.3%
Estimated Population Density (2025)		2,586	psm	2,414	psm	2,299	psm	2,280	psm
Trade Area Size		3.1	sq mi	28.3	sq mi	78.5	sq mi	314.0	sq mi
Households									
Estimated Households (2025)		3,465		28,453		72,338		284,523	
Projected Households (2030)		3,399		27,264		69,811		280,065	
Census Households (2020)		3,302		29,225		73,997		283,276	
Census Households (2010)		2,892		27,176		68,493		252,389	
Estimated Households with Children (2025)		881	25.4%	8,109	28.5%	22,371	30.9%	91,920	32.3%
Estimated Average Household Size (2025)		2.27		2.38		2.48		2.51	
Average Household Income									
Estimated Average Household Income (2025)		\$187,476		\$163,695		\$186,040		\$184,078	
Projected Average Household Income (2030)		\$187,908		\$165,111		\$187,371		\$184,396	
Estimated Average Family Income (2025)		\$235,271		\$202,603		\$231,484		\$229,491	
Median Household Income									
Estimated Median Household Income (2025)		\$121,993		\$129,085		\$146,050		\$141,961	
Projected Median Household Income (2030)		\$120,865		\$129,711		\$146,697		\$141,807	
Estimated Median Family Income (2025)		\$188,289		\$172,026		\$187,132		\$179,330	
Per Capita Income									
Estimated Per Capita Income (2025)		\$80,289		\$68,378		\$74,620		\$73,192	
Projected Per Capita Income (2030)		\$80,965		\$69,823		\$76,096		\$74,553	
Estimated Per Capita Income 5 Year Growth		\$677	0.8%	\$1,445	2.1%	\$1,476	2.0%	\$1,361	1.9%
Estimated Average Household Net Worth (2025)		\$1,908,133		\$1,619,082		\$1,929,609		\$1,846,785	
Daytime Demos (2025)									
Total Businesses		1,155		7,877		18,486		66,945	
Total Employees		6,353		49,445		136,389		546,949	
Company Headquarter Businesses		26	2.2%	222	2.8%	563	3.0%	2,134	3.2%
Company Headquarter Employees		447	7.0%	6,985	14.1%	29,025	21.3%	129,629	23.7%
Employee Population per Business		5.5		6.3		7.4		8.2	
Residential Population per Business		7.0		8.7		9.8		10.7	

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1055 Canton St Roswell, GA 30075									
	1 mi radius			3 mi radius		5 mi radius		10 mi radius	
Race & Ethnicity									
White (2025)	5,090	62.7%	36,923	54.1%	105,700	58.6%	402,571	56.2%	
Black or African American (2025)	1,752	21.6%	16,868	24.7%	38,643	21.4%	139,368	19.5%	
American Indian or Alaska Native (2025)	17	0.2%	251	0.4%	432	0.2%	2,284	0.3%	
Asian (2025)	457	5.6%	4,751	7.0%	16,384	9.1%	91,638	12.8%	
Hawaiian or Pacific Islander (2025)	1	-	25	-	53	-	257	-	
Other Race (2025)	276	3.4%	3,668	5.4%	6,725	3.7%	30,696	4.3%	
Two or More Races (2025)	527	6.5%	5,735	8.4%	12,569	7.0%	49,297	6.9%	
Not Hispanic or Latino Population (2025)	7,270	89.5%	57,955	85.0%	159,907	88.6%	630,588	88.1%	
Hispanic or Latino Population (2025)	850	10.5%	10,265	15.0%	20,600	11.4%	85,523	11.9%	
Not Hispanic or Latino Population (2030)	7,057	89.1%	54,937	85.1%	151,726	88.2%	606,221	87.4%	
Hispanic or Latino Population (2030)	859	10.9%	9,638	14.9%	20,322	11.8%	87,005	12.6%	
Not Hispanic or Latino Population (2020)	6,874	83.3%	57,681	79.5%	162,359	87.3%	632,217	87.9%	
Hispanic or Latino Population (2020)	1,378	16.7%	14,841	20.5%	23,718	12.7%	87,371	12.1%	
Not Hispanic or Latino Population (2010)	6,109	84.1%	54,549	79.6%	152,180	87.7%	573,455	89.0%	
Hispanic or Latino Population (2010)	1,155	15.9%	13,995	20.4%	21,363	12.3%	70,831	11.0%	
Projected Hispanic Annual Growth (2025 to 2030)	9	0.2%	-627	-1.2%	-278	-0.3%	1,482	0.3%	
Historic Hispanic Annual Growth (2010 to 2025)	-305	-1.8%	-3,730	-1.8%	-764	-0.2%	14,693	1.4%	
Age Distribution (2025)									
Age Under 5	397	4.9%	3,869	5.7%	9,590	5.3%	39,770	5.6%	
Age 5 to 9 Years	417	5.1%	3,849	5.6%	10,733	5.9%	44,112	6.2%	
Age 10 to 14 Years	466	5.7%	4,242	6.2%	11,855	6.6%	47,034	6.6%	
Age 15 to 19 Years	486	6.0%	4,386	6.4%	12,191	6.8%	47,823	6.7%	
Age 20 to 24 Years	315	3.9%	3,410	5.0%	8,554	4.7%	35,540	5.0%	
Age 25 to 29 Years	434	5.3%	4,566	6.7%	10,362	5.7%	42,279	5.9%	
Age 30 to 34 Years	533	6.6%	5,359	7.9%	12,208	6.8%	50,128	7.0%	
Age 35 to 39 Years	458	5.6%	5,004	7.3%	12,450	6.9%	52,860	7.4%	
Age 40 to 44 Years	517	6.4%	4,961	7.3%	12,846	7.1%	51,996	7.3%	
Age 45 to 49 Years	513	6.3%	4,611	6.8%	12,761	7.1%	50,090	7.0%	
Age 50 to 54 Years	618	7.6%	4,604	6.7%	13,102	7.3%	51,355	7.2%	
Age 55 to 59 Years	605	7.4%	4,362	6.4%	11,902	6.6%	45,699	6.4%	
Age 60 to 64 Years	550	6.8%	3,914	5.7%	11,247	6.2%	42,920	6.0%	
Age 65 to 74 Years	923	11.4%	6,126	9.0%	17,818	9.9%	66,350	9.3%	
Age 75 to 84 Years	625	7.7%	3,572	5.2%	9,833	5.4%	37,162	5.2%	
Age 85 Years or Over	262	3.2%	1,384	2.0%	3,054	1.7%	10,992	1.5%	
Median Age	44.8		39.7		40.9		40.0		
Gender Age Distribution (2025)									
Female Population	4,050	49.9%	35,063	51.4%	92,878	51.5%	366,111	51.1%	
Age 0 to 19 Years	848	20.9%	8,050	23.0%	21,998	23.7%	87,988	24.0%	
Age 20 to 64 Years	2,317	57.2%	21,002	59.9%	54,419	58.6%	216,489	59.1%	
Age 65 Years or Over	884	21.8%	6,011	17.1%	16,462	17.7%	61,635	16.8%	
Female Median Age	44.8		40.4		41.5		40.5		
Male Population	4,070	50.1%	33,157	48.6%	87,628	48.5%	350,000	48.9%	
Age 0 to 19 Years	918	22.5%	8,297	25.0%	22,371	25.5%	90,752	25.9%	
Age 20 to 64 Years	2,226	54.7%	19,789	59.7%	51,015	58.2%	206,378	59.0%	
Age 65 Years or Over	927	22.8%	5,071	15.3%	14,243	16.3%	52,870	15.1%	
Male Median Age	44.8		39.0		40.3		39.4		

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Household Income Distribution (2025)

HH Income \$200,000 or More	1,137	32.8%	7,660	26.9%	22,911	31.7%	84,458	29.7%
HH Income \$150,000 to \$199,999	266	7.7%	3,338	11.7%	9,011	12.5%	36,130	12.7%
HH Income \$100,000 to \$149,999	677	19.5%	4,989	17.5%	11,761	16.3%	50,656	17.8%
HH Income \$75,000 to \$99,999	360	10.4%	3,448	12.1%	7,810	10.8%	31,447	11.1%
HH Income \$50,000 to \$74,999	306	8.8%	3,418	12.0%	7,596	10.5%	31,009	10.9%
HH Income \$35,000 to \$49,999	174	5.0%	1,832	6.4%	4,745	6.6%	17,391	6.1%
HH Income \$25,000 to \$34,999	119	3.4%	1,237	4.3%	2,525	3.5%	10,340	3.6%
HH Income \$15,000 to \$24,999	155	4.5%	670	2.4%	2,215	3.1%	8,586	3.0%
HH Income Under \$15,000	270	7.8%	1,861	6.5%	3,765	5.2%	14,506	5.1%
HH Income \$35,000 or More	2,921	84.3%	24,685	86.8%	63,833	88.2%	251,092	88.2%
HH Income \$75,000 or More	2,441	70.4%	19,435	68.3%	51,493	71.2%	202,691	71.2%

Housing (2025)

Total Housing Units	3,851		31,405		78,991		306,509	
Housing Units Occupied	3,465	90.0%	28,453	90.6%	72,338	91.6%	284,523	92.8%
Housing Units Owner-Occupied	2,308	66.6%	15,694	55.2%	46,005	63.6%	184,951	65.0%
Housing Units, Renter-Occupied	1,157	33.4%	12,758	44.8%	26,333	36.4%	99,572	35.0%
Housing Units, Vacant	386	11.1%	2,952	10.4%	6,653	9.2%	21,986	7.7%

Marital Status (2025)

Never Married	2,262	33.1%	18,572	33.0%	43,141	29.1%	172,145	29.4%
Currently Married	2,948	43.1%	27,453	48.8%	81,659	55.1%	324,101	55.4%
Separated	217	3.2%	2,017	3.6%	4,582	3.1%	18,858	3.2%
Widowed	295	4.3%	2,223	4.0%	5,088	3.4%	20,366	3.5%
Divorced	1,117	16.3%	5,993	10.7%	13,860	9.3%	49,724	8.5%

Household Type (2025)

Population Family	5,630	69.3%	50,688	74.3%	142,580	79.0%	566,250	79.1%
Population Non-Family	2,223	27.4%	16,960	24.9%	37,021	20.5%	146,754	20.5%
Population Group Quarters	267	3.3%	572	0.8%	906	0.5%	3,107	0.4%
Family Households	1,842	53.2%	16,410	57.7%	45,722	63.2%	178,021	62.6%
Non-Family Households	1,623	46.8%	12,042	42.3%	26,617	36.8%	106,502	37.4%
Married Couple with Children	693	23.5%	5,919	21.6%	17,625	21.6%	72,980	22.5%
Average Family Household Size	3.1		3.1		3.1		3.2	

Household Size (2025)

1 Person Households	1,301	37.5%	9,415	33.1%	20,903	28.9%	84,246	29.6%
2 Person Households	988	28.5%	8,758	30.8%	23,047	31.9%	86,481	30.4%
3 Person Households	506	14.6%	4,217	14.8%	11,253	15.6%	44,453	15.6%
4 Person Households	410	11.8%	3,657	12.9%	10,628	14.7%	42,147	14.8%
5 Person Households	159	4.6%	1,527	5.4%	4,215	5.8%	17,133	6.0%
6 or More Person Households	101	2.9%	879	3.1%	2,292	3.2%	10,063	3.5%

Household Vehicles (2025)

Households with 0 Vehicles Available	225	6.5%	2,072	7.3%	4,352	6.0%	13,773	4.8%
Households with 1 Vehicles Available	1,415	40.8%	10,401	36.6%	23,847	33.0%	96,147	33.8%
Households with 2 or More Vehicles Available	1,825	52.7%	15,980	56.2%	44,139	61.0%	174,604	61.4%
Total Vehicles Available	5,733		48,310		130,093		518,796	
Average Vehicles Per Household	1.7		1.7		1.8		1.8	

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Labor Force (2025)

Estimated Labor Population Age 16 Years or Over	6,751		55,363		145,691		574,855	
Estimated Civilian Employed	4,044	59.9%	38,446	69.4%	101,243	69.5%	397,686	69.2%
Estimated Civilian Unemployed	69	1.0%	1,220	2.2%	2,696	1.9%	10,659	1.9%
Estimated in Armed Forces	6	-	30	-	149	0.1%	527	-
Estimated Not in Labor Force	2,631	39.0%	15,667	28.3%	41,603	28.6%	165,984	28.9%
Unemployment Rate	1.0%		2.2%		1.9%		1.9%	

Occupation (2025)

Occupation: Population Age 16 Years or Over	4,044		38,444		101,240		397,681	
Management, Business, Financial Operations	1,425	35.2%	11,605	30.2%	31,836	31.4%	116,727	29.4%
Professional, Related Service	1,033	25.5%	10,391	27.0%	29,052	28.7%	119,839	30.1%
Sales, Office	424	10.5%	4,382	11.4%	10,649	10.5%	44,287	11.1%
Farming, Fishing, Forestry	931	23.0%	7,807	20.3%	21,452	21.2%	77,672	19.5%
Construct, Extraction, Maintenance	-	-	2	-	18	-	179	-
Production, Transport Material Moving	75	1.8%	1,673	4.4%	2,852	2.8%	15,424	3.9%
White Collar Workers	157	3.9%	2,584	6.7%	5,382	5.3%	23,553	5.9%
Blue Collar Workers	3,389	83.8%	29,803	77.5%	82,339	81.3%	314,238	79.0%
	655	16.2%	8,641	22.5%	18,901	18.7%	83,443	21.0%

Consumer Expenditure (2025)

Total Household Expenditure	\$461.51 M		\$3.69 B		\$9.97 B		\$38.79 B	
Total Non-Retail Expenditure	\$248.68 M	53.9%	\$1.99 B	53.8%	\$5.37 B	53.9%	\$20.79 B	53.6%
Total Retail Expenditure	\$212.83 M	46.1%	\$1.7 B	46.2%	\$4.59 B	46.1%	\$18 B	46.4%
Alcoholic Beverages	\$2.82 M	0.6%	\$22.57 M	0.6%	\$61 M	0.6%	\$237.43 M	0.6%
Apparel	\$8.25 M	1.8%	\$66.43 M	1.8%	\$178.88 M	1.8%	\$697.89 M	1.8%
Contributions	\$15.69 M	3.4%	\$124.04 M	3.4%	\$337.71 M	3.4%	\$1.31 B	3.4%
Education	\$10.9 M	2.4%	\$86.57 M	2.3%	\$235.03 M	2.4%	\$912.18 M	2.4%
Entertainment	\$25.4 M	5.5%	\$204.7 M	5.6%	\$550.56 M	5.5%	\$2.15 B	5.5%
Food Away From Home	\$19.79 M	4.3%	\$159.05 M	4.3%	\$428.65 M	4.3%	\$1.67 B	4.3%
Grocery	\$24.82 M	5.4%	\$206.86 M	5.6%	\$545.63 M	5.5%	\$2.16 B	5.6%
Health Care	\$23.08 M	5.0%	\$183.56 M	5.0%	\$477.04 M	4.8%	\$1.87 B	4.8%
Household Furnishings and Equipment	\$12.09 M	2.6%	\$97.01 M	2.6%	\$261.75 M	2.6%	\$1.02 B	2.6%
Household Operations	\$8.25 M	1.8%	\$66.54 M	1.8%	\$179.12 M	1.8%	\$699.25 M	1.8%
Miscellaneous Expenses	\$7.68 M	1.7%	\$61.78 M	1.7%	\$166.2 M	1.7%	\$648.19 M	1.7%
Personal Care	\$5.1 M	1.1%	\$42.07 M	1.1%	\$111.65 M	1.1%	\$439.69 M	1.1%
Shelter	\$68.11 M	14.8%	\$570.97 M	15.5%	\$1.49 B	14.9%	\$5.82 B	15.0%
Tax and Retirement	\$145.21 M	31.5%	\$1.11 B	30.2%	\$3.1 B	31.1%	\$11.88 B	30.6%
Tobacco and Related	\$1.37 M	0.3%	\$12.28 M	0.3%	\$30.52 M	0.3%	\$124.68 M	0.3%
Transportation	\$65.54 M	14.2%	\$524.15 M	14.2%	\$1.43 B	14.4%	\$5.64 B	14.5%
Utilities	\$17.39 M	3.8%	\$145.54 M	3.9%	\$382.99 M	3.8%	\$1.52 B	3.9%

Educational Attainment (2025)

Adult Population Age 25 Years or Over	6,039		48,464		127,585		501,831	
Elementary (Grade Level 0 to 8)	96	1.6%	1,557	3.2%	2,486	1.9%	11,879	2.4%
Some High School (Grade Level 9 to 11)	74	1.2%	1,140	2.4%	2,055	1.6%	10,747	2.1%
High School Graduate	881	14.6%	6,284	13.0%	12,909	10.1%	57,547	11.5%
Some College	657	10.9%	6,106	12.6%	16,964	13.3%	64,556	12.9%
Associate Degree Only	347	5.7%	2,584	5.3%	6,511	5.1%	28,662	5.7%
Bachelor Degree Only	2,504	41.5%	19,160	39.5%	52,072	40.8%	193,108	38.5%
Graduate Degree	1,480	24.5%	11,633	24.0%	34,588	27.1%	135,332	27.0%

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Units In Structure (2025)

1 Detached Unit	1,885	54.4%	13,364	47.0%	41,540	57.4%	172,388	60.6%
1 Attached Unit	480	13.9%	3,343	11.7%	6,981	9.6%	25,914	9.1%
2 to 4 Units	173	5.0%	1,644	5.8%	2,969	4.1%	9,797	3.4%
5 to 9 Units	116	3.3%	1,918	6.7%	4,061	5.6%	15,081	5.3%
10 to 19 Units	134	3.9%	2,105	7.4%	4,389	6.1%	18,093	6.4%
20 to 49 Units	122	3.5%	964	3.4%	2,123	2.9%	10,007	3.5%
50 or More Units	545	15.7%	5,035	17.7%	10,036	13.9%	31,757	11.2%
Mobile Home or Trailer	8	0.2%	74	0.3%	215	0.3%	1,396	0.5%
Other Structure	2	-	7	-	25	-	91	-

Occupied Homes Built By Year (2025)

Homes Built 2020 or later	85	2.5%	955	3.4%	2,290	3.2%	9,491	3.3%
Homes Built 2010 to 2019	849	24.5%	2,905	10.2%	6,688	9.2%	33,112	11.6%
Homes Built 2000 to 2009	671	19.4%	3,910	13.7%	10,090	13.9%	47,577	16.7%
Homes Built 1990 to 1999	343	9.9%	5,013	17.6%	14,227	19.7%	54,895	19.3%
Homes Built 1980 to 1989	586	16.9%	7,431	26.1%	21,552	29.8%	69,547	24.4%
Homes Built 1970 to 1979	328	9.5%	5,322	18.7%	11,799	16.3%	40,848	14.4%
Homes Built 1960 to 1969	365	10.5%	1,364	4.8%	2,776	3.8%	16,458	5.8%
Homes Built Before 1959	239	6.9%	1,552	5.5%	2,916	4.0%	12,595	4.4%

Home Values (2025)

Home Values \$1,000,000 or More	253	10.9%	1,088	6.9%	3,642	7.9%	15,535	8.4%
Home Values \$500,000 to \$999,999	973	42.2%	6,840	43.6%	23,773	51.7%	85,486	46.2%
Home Values \$400,000 to \$499,999	504	21.8%	3,109	19.8%	7,596	16.5%	32,145	17.4%
Home Values \$300,000 to \$399,999	333	14.4%	2,813	17.9%	6,578	14.3%	29,960	16.2%
Home Values \$200,000 to \$299,999	187	8.1%	1,254	8.0%	2,974	6.5%	15,006	8.1%
Home Values \$150,000 to \$199,999	10	0.4%	273	1.7%	617	1.3%	2,315	1.3%
Home Values \$100,000 to \$149,999	7	0.3%	134	0.9%	304	0.7%	1,245	0.7%
Home Values \$70,000 to \$99,999	-	-	25	0.2%	79	0.2%	402	0.2%
Home Values \$50,000 to \$69,999	1	-	16	0.1%	52	0.1%	538	0.3%
Home Values \$25,000 to \$49,999	37	1.6%	73	0.5%	98	0.2%	852	0.5%
Home Values Under \$25,000	3	0.1%	68	0.4%	293	0.6%	1,466	0.8%
Owner-Occupied Median Home Value	\$549,401		\$514,831		\$567,950		\$561,368	
Renter-Occupied Median Rent	\$1,720		\$1,648		\$1,661		\$1,686	

Transportation To Work (2025)

Drive to Work Alone	2,238	55.3%	21,600	56.2%	57,618	56.9%	236,471	59.5%
Drive to Work in Carpool	165	4.1%	3,467	9.0%	6,112	6.0%	26,270	6.6%
Travel to Work by Public Transportation	168	4.1%	906	2.4%	2,102	2.1%	7,144	1.8%
Drive to Work on Motorcycle	1	-	81	0.2%	112	0.1%	417	0.1%
Walk or Bicycle to Work	155	3.8%	692	1.8%	1,495	1.5%	5,435	1.4%
Other Means	42	1.0%	594	1.5%	1,269	1.3%	4,554	1.1%
Work at Home	1,276	31.5%	11,104	28.9%	32,532	32.1%	117,391	29.5%

Travel Time (2025)

Travel to Work in 14 Minutes or Less	441	10.9%	5,752	15.0%	14,089	13.9%	54,425	13.7%
Travel to Work in 15 to 29 Minutes	890	22.0%	9,772	25.4%	23,281	23.0%	99,457	25.0%
Travel to Work in 30 to 59 Minutes	1,068	26.4%	9,455	24.6%	25,385	25.1%	103,205	26.0%
Travel to Work in 60 Minutes or More	370	9.1%	2,361	6.1%	5,953	5.9%	23,203	5.8%
Average Minutes Travel to Work	27.9		25.5		26.0		26.1	