

Days Inn

RISE || PROPERTY
GROUP

1129 HIGHWAY 92,
ACWORTH, GA 30102

LEASING PACKAGE



Square Footage: 2,400 SF + 500 SF Patio w/Drive-thru

Buildout: End-cap QSR w/drive thru. Space to be delivered in Grey-Shell condition with Electrical, Plumbing, and Gas in place.

Renovated: In 2023

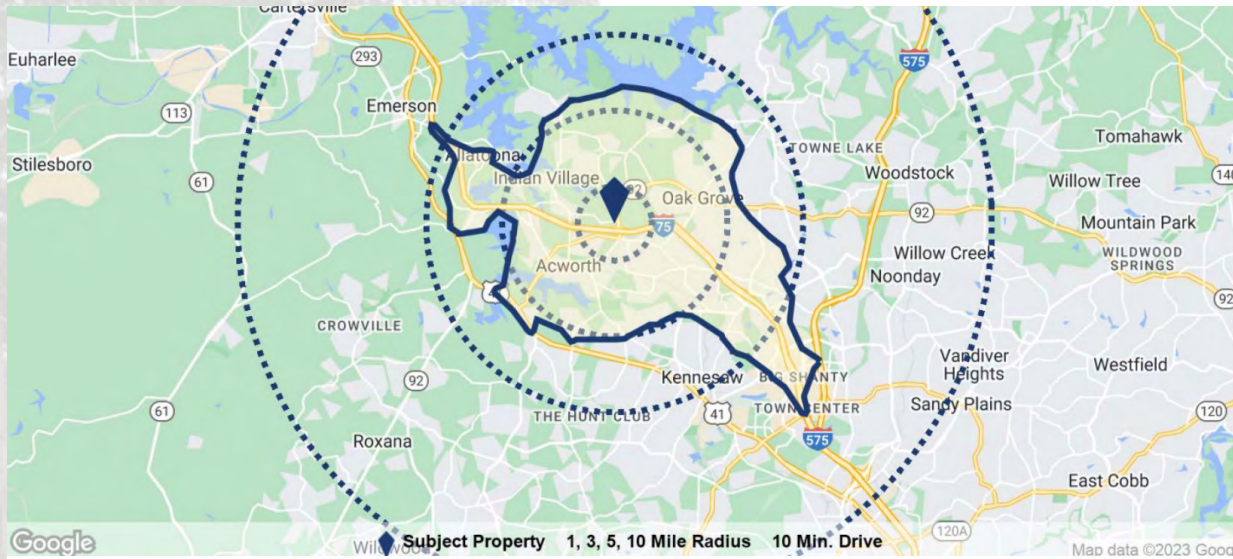
Co-Tenancy: iHop to open in Q4 of 2023

Zoning: GC (General Commercial)

Parking: 83 Parking Spaces

VPD: +/- 30,000 VPD off of Hwy 92 - 116,000 off of I-75

AREA DEMOGRAPHICS



	1 Mile	3 Miles	5 Miles	10 Miles	10 Min. Drive
Population					
Population	4,530	50,104	123,737	398,491	80,054
5 Yr Growth	-0.4%	2.3%	2.2%	3.3%	3.9%
Median Age	36	38	37	39	36
5 Yr Forecast	38	40	39	40	38
White / Black / Hispanic	62% / 31% / 15%	69% / 22% / 11%	72% / 20% / 13%	76% / 16% / 10%	69% / 23% / 11%
5 Yr Forecast	62% / 31% / 15%	70% / 22% / 11%	73% / 20% / 13%	77% / 16% / 10%	68% / 23% / 12%
Employment	2,515	9,571	33,220	153,069	42,975
Buying Power	\$112.3M	\$1.4B	\$3.3B	\$12.4B	\$2.2B
5 Yr Growth	2.5%	4.3%	3.9%	4.8%	6.9%
College Graduates	28.9%	34.8%	32.8%	38.3%	45.8%
Household					
Households	1,842	17,887	43,222	142,192	28,551
5 Yr Growth	-0.5%	2.3%	2.3%	3.3%	4.0%
Median Household Income	\$60,972	\$76,063	\$75,396	\$87,446	\$78,786
5 Yr Forecast	\$62,812	\$77,593	\$76,614	\$88,730	\$80,957
Average Household Income	\$69,233	\$91,105	\$93,098	\$107,850	\$94,195
5 Yr Forecast	\$71,094	\$92,390	\$94,259	\$109,067	\$96,021
% High Income (>\$75K)	36%	51%	50%	57%	52%
Housing					
Median Home Value	\$162,588	\$213,998	\$229,391	\$279,538	\$261,605
Median Year Built	1994	1994	1993	1995	1994
Owner / Renter Occupied	54% / 46%	78% / 22%	75% / 25%	76% / 24%	71% / 29%







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