

Demographic Summary Report

Former Waffle House

4346 Fulton Industrial Blvd SW, Atlanta, GA 30336

Building Type: **General Retail**

Total Available: **2,764 SF**

Secondary: **Restaurant**

% Leased: **0%**

GLA: **2,764 SF**

Rent/SF/Yr: **\$20.00**

Year Built: **1981**



Radius	1 Mile		3 Mile		5 Mile	
Population						
2028 Projection	1,670		50,446		138,566	
2023 Estimate	1,668		49,991		137,573	
2010 Census	1,547		44,735		124,324	
Growth 2023 - 2028	0.12%		0.91%		0.72%	
Growth 2010 - 2023	7.82%		11.75%		10.66%	
2023 Population by Hispanic Origin	140		6,968		13,854	
2023 Population	1,668		49,991		137,573	
White	157	9.41%	8,584	17.17%	25,062	18.22%
Black	1,462	87.65%	39,477	78.97%	106,964	77.75%
Am. Indian & Alaskan	9	0.54%	362	0.72%	716	0.52%
Asian	11	0.66%	538	1.08%	2,103	1.53%
Hawaiian & Pacific Island	0	0.00%	63	0.13%	124	0.09%
Other	29	1.74%	967	1.93%	2,605	1.89%
U.S. Armed Forces	0		129		236	
Households						
2028 Projection	617		18,626		51,670	
2023 Estimate	619		18,511		51,470	
2010 Census	588		16,866		47,429	
Growth 2023 - 2028	-0.32%		0.62%		0.39%	
Growth 2010 - 2023	5.27%		9.75%		8.52%	
Owner Occupied	286	46.20%	9,387	50.71%	28,643	55.65%
Renter Occupied	332	53.63%	9,124	49.29%	22,827	44.35%
2023 Households by HH Income	619		18,511		51,472	
Income: <\$25,000	138	22.29%	4,473	24.16%	11,190	21.74%
Income: \$25,000 - \$50,000	160	25.85%	4,335	23.42%	12,295	23.89%
Income: \$50,000 - \$75,000	151	24.39%	3,183	17.20%	9,151	17.78%
Income: \$75,000 - \$100,000	46	7.43%	1,761	9.51%	4,932	9.58%
Income: \$100,000 - \$125,000	21	3.39%	1,382	7.47%	4,076	7.92%
Income: \$125,000 - \$150,000	41	6.62%	1,199	6.48%	3,107	6.04%
Income: \$150,000 - \$200,000	51	8.24%	1,221	6.60%	3,073	5.97%
Income: \$200,000+	11	1.78%	957	5.17%	3,648	7.09%
2023 Avg Household Income	\$66,016		\$75,534		\$80,853	
2023 Med Household Income	\$51,045		\$53,565		\$56,866	

LOCATION

Real Estate Partners, Inc.

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1/24/2024

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Business Employment by Type	# of Businesses	# Employees	#Emp/Bus
Total Businesses	299	3,351	11
Retail & Wholesale Trade	90	1,194	13
Hospitality & Food Service	18	225	13
Real Estate, Renting, Leasing	20	188	9
Finance & Insurance	16	112	7
Information	4	45	11
Scientific & Technology Services	31	224	7
Management of Companies	1	3	3
Health Care & Social Assistance	5	41	8
Educational Services	5	49	10
Public Administration & Sales	8	238	30
Arts, Entertainment, Recreation	5	12	2
Utilities & Waste Management	19	168	9
Construction	17	127	7
Manufacturing	37	635	17
Agriculture, Mining, Fishing	1	4	4
Other Services	22	86	4