



# CROSS COUNTRY PLAZA

3201 MACON RD, COLUMBUS, GA 31906



## PROJECT DETAILS

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**TOTAL SF:** 304,735 SF

**AVAILABLE SPACE** 1,810 SF - 8,538 SF

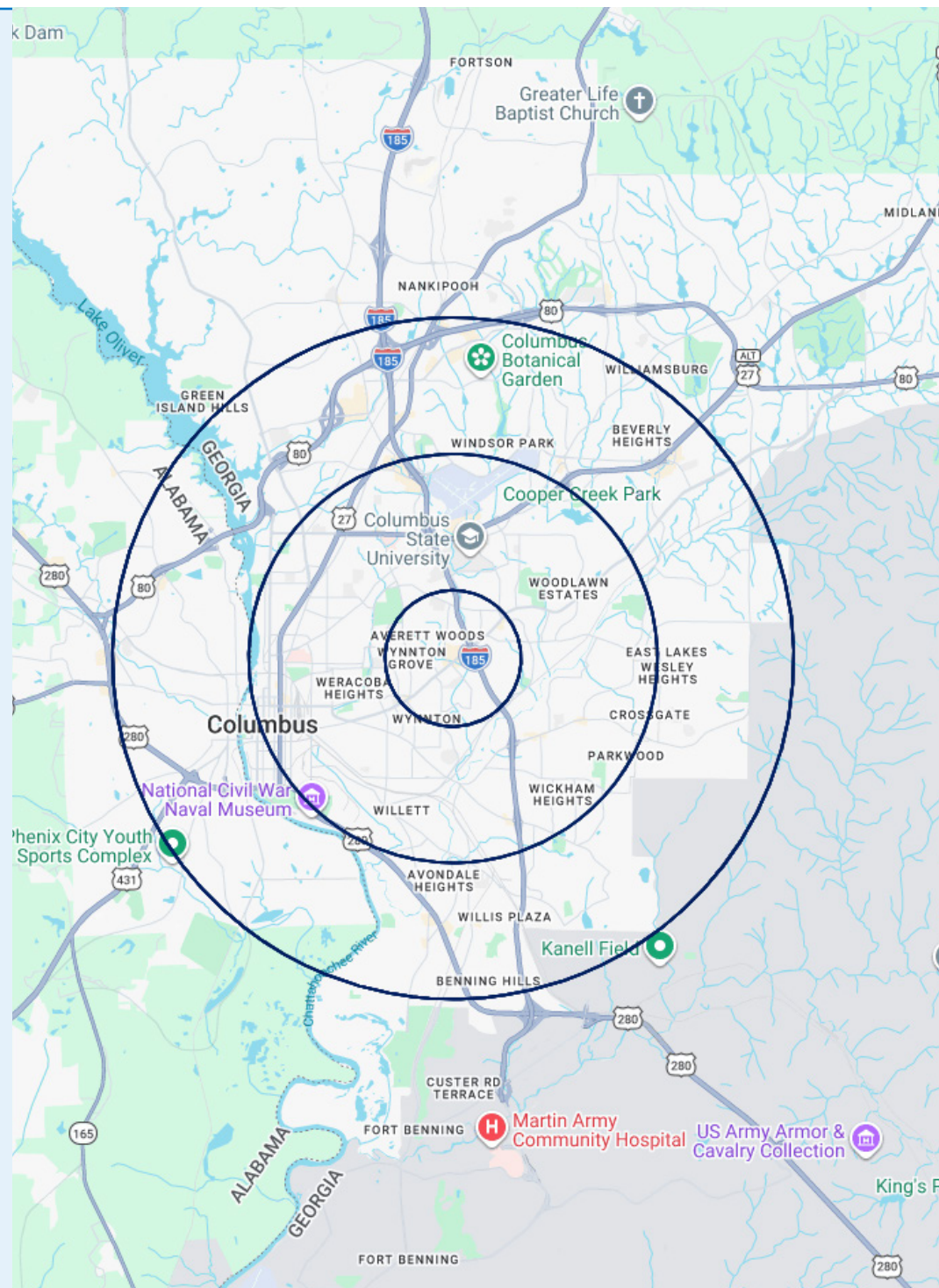
### PROPERTY HIGHLIGHTS

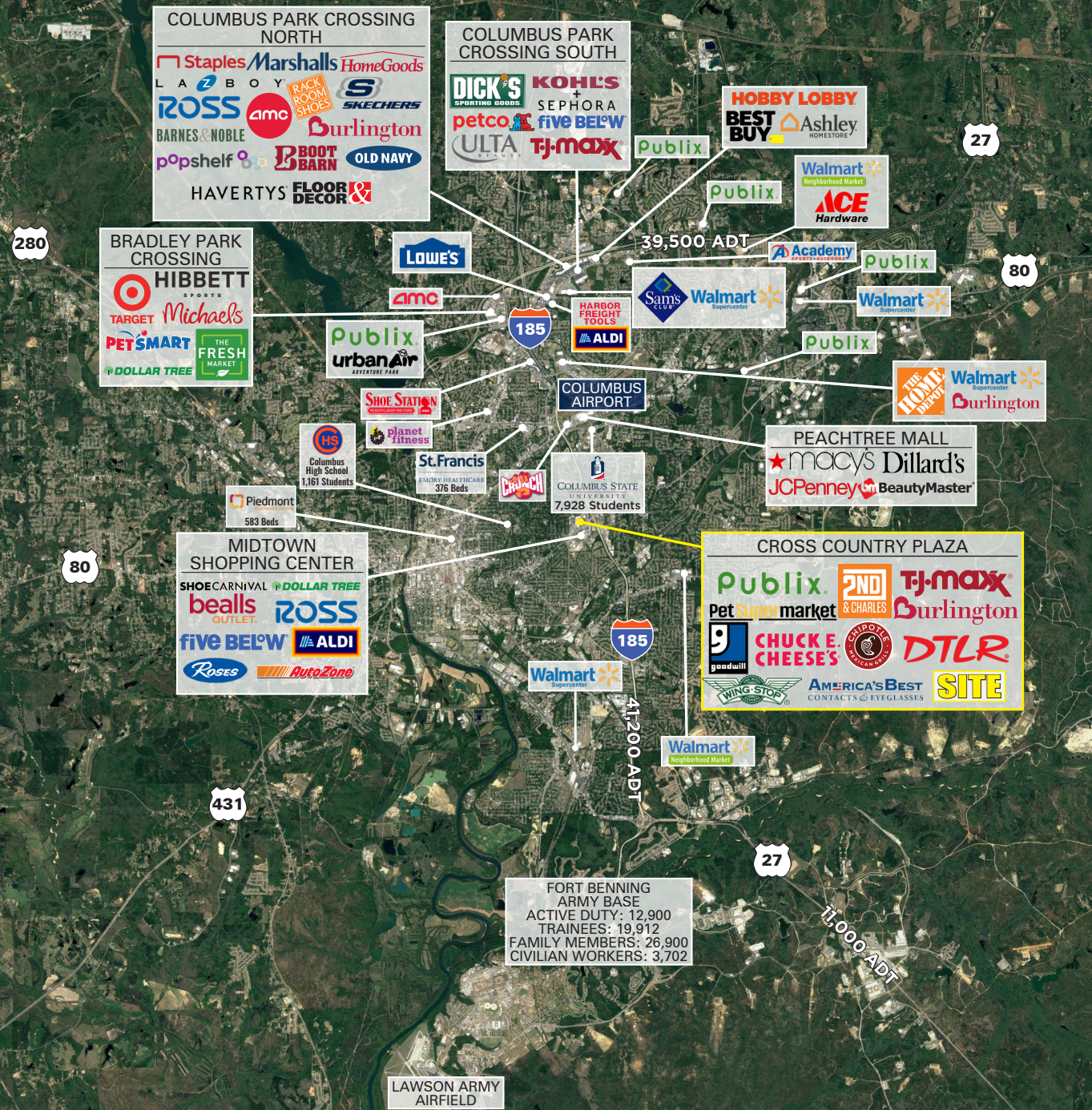
- 100 mile southwest of Atlanta, Columbus is Georgia's third largest city
- Anchored by Publix, TJ Maxx, Burlington, and 2nd & Charles the center generates approximately 5.6 million visits per year and is home to the #2 most-visited Publix in Georgia
- Excellent visibility and access near the intersection of I-185 and Macon Road
- Home to Fort Benning which has the 6th largest installation and 3rd greatest troop density in the US
- It supports more than 120,000 active military, family members, retirees, and civilian employees on a daily basis
- Aflac and TSYS are home grown Fortune ranked companies, along with Synovus who have corporate headquarters in Columbus

**COUNTY** Muscogee

**MARKET** Columbus

|                                                                                                               | 1 MILE    | 3 MILES  | 5 MILES  |
|---------------------------------------------------------------------------------------------------------------|-----------|----------|----------|
|  <b>TOTAL POPULATION</b>   | 7,737     | 78,826   | 167,661  |
|  <b>DAYTIME POPULATION</b> | 5,615     | 45,423   | 81,680   |
|  <b>AVERAGE HH INCOME</b>  | \$103,391 | \$70,727 | \$75,385 |





## SITE PLAN

| Tenant                         | Suite    | Size (SF)         |
|--------------------------------|----------|-------------------|
| Chipotle                       | 100      | 2,700             |
| 2nd & Charles                  | 101      | 19,768            |
| Chuck E. Cheese                | 102      | 15,276            |
| Main Street Urgent Care        | 103      | 3,995             |
| Great Clips                    | 103A     | 2,405             |
| Subway                         | 104      | 1,500             |
| Americas Best Eyeglasses       | 105      | 3,394             |
| Heights Finance                | 106      | 1,800             |
| Sally Beauty Supply            | 107      | 1,852             |
| Black Friday                   | 108      | 4,165             |
| Black Friday                   | 109      | 14,644            |
| Appliances 4 Less              | 117      | 3,306             |
| Navy Federal Credit Union      | 119      | 4,965             |
| The UPS Store                  | 119A     | 2,650             |
| Cross Country Package Inc.     | 120      | 3,906             |
| H&R Block                      | 121      | 2,759             |
| Pet Super Market               | 122      | 10,218            |
| Vacant                         | 123      | 1,950             |
| Publix                         | 125      | 54,340            |
| US Beauty Mart                 | 129      | 10,676            |
| Cato                           | 130      | 4,885             |
| 101 Smoke Shop                 | 131A     | 5,442             |
| DTLR                           | 131BC    | 5,678             |
| TJ Maxx                        | 132A     | 24,877            |
| Goodwill                       | 132B     | 13,400            |
| Star Nails                     | 133A     | 1,400             |
| Firehouse Subs                 | 133B     | 1,400             |
| Wingstop                       | 133C     | 1,400             |
| T Mobile                       | 133D     | 2,100             |
| Burlington                     | 134      | 23,500            |
| Truist Bank                    | 137      | 5,050             |
| Dunkin Donuts                  | 139A     | 1,785             |
| AT&T                           | 139B     | 3,700             |
| Denny's                        | 140      | 4,900             |
| Vacant                         | 142 (OP) | 3,050             |
| Hibachi Grill & Supreme Buffet | 1201     | 14,755            |
| GA Nails                       | 1203     | 1,374             |
| Vacant                         | 1205     | 1,810             |
| Vacant                         | 1206     | 6,728             |
| Affordable Dentures            | 1207     | 2,415             |
| Therapies Leading Care         | 1208A    | 2,274             |
| A-1 Vacuum Cleaner Co          | 1208B    | 2,562             |
| Managment                      | 1209-MGT | 1,256             |
| Katyah African Hair Braiding   | 1210     | 650               |
| Arthur Murray Dance Studio     | 1211     | 2,075             |
| <b>TOTAL</b>                   |          | <b>304,735 SF</b> |



# SITE AERIAL

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