

# BARRETT PARKWAY RETAIL

# FOR LEASE

835 ERNEST BARRETT PARKWAY, KENNESAW, GA 30144

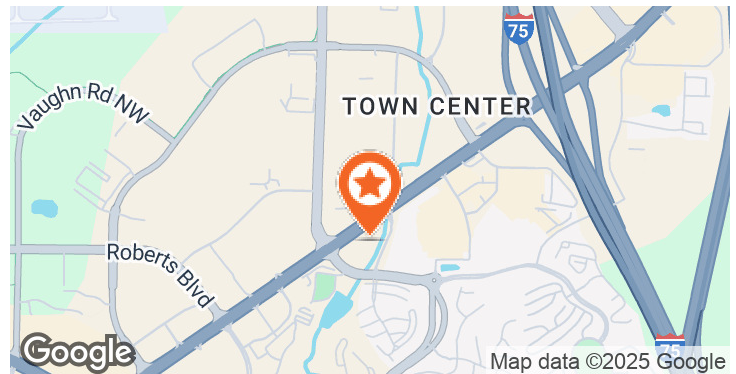



## LOCATION DESCRIPTION

Endcap with excellent visibility, frontage, and exposure on Ernest Barrett Parkway. Signalized access ensures strong traffic flow and easy entry—ideal for high-traffic retail or service use.

## PROPERTY HIGHLIGHTS

- 5,112 SF Endcap available
- Former Mattress Firm. Wide open layout ready to convert for most uses
- Pylon signage available on Ernest Barrett Pkwy
- GA DOT Traffic Counts - Ernest Barrett Pkwy - 55,000 AADT



 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	5,969	54,175	179,802
Daytime Population	13,858	92,952	208,061
Average HH Income	\$128,062	\$117,348	\$134,962



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# Kennesaw, GA

## Trade Area Overview

July 2024

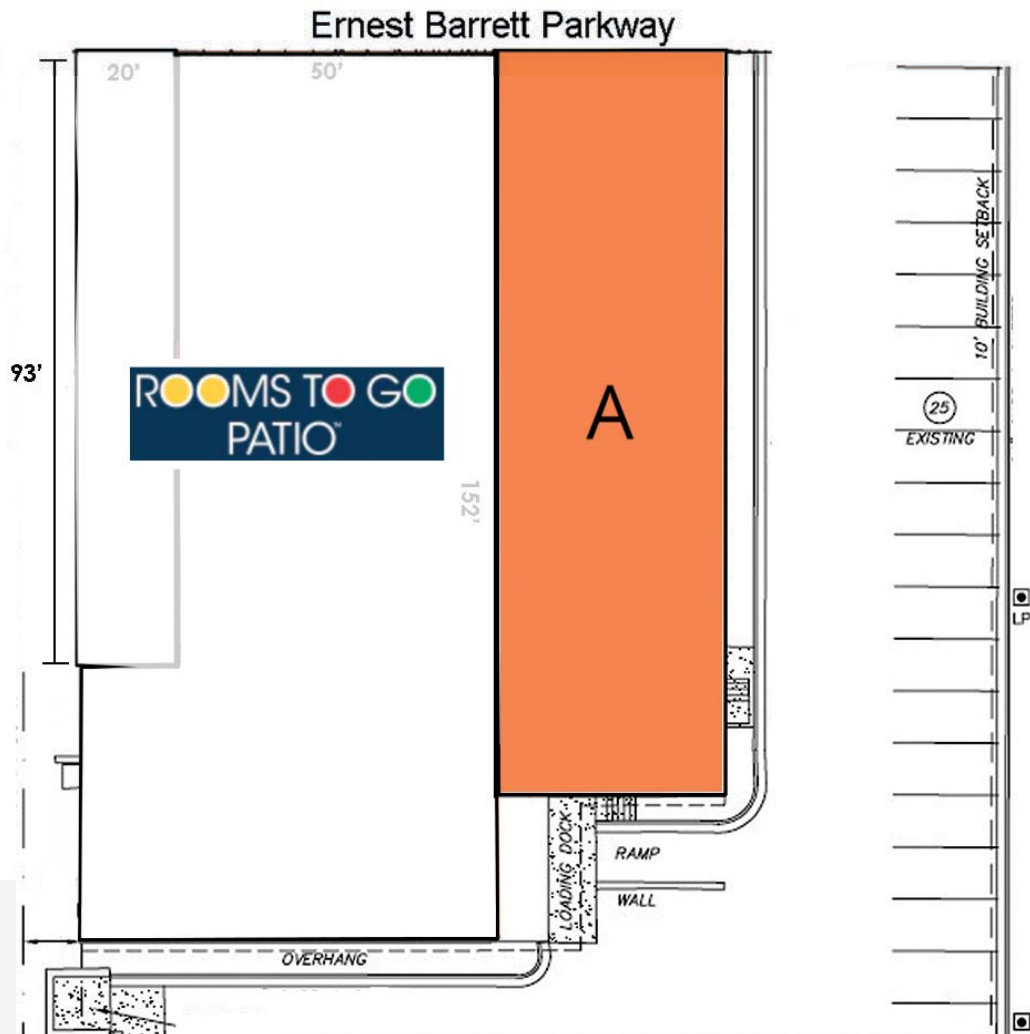




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SUITE	TENANT NAME	SPACE SIZE
A	Available	5,112 SF
B	Rooms to Go Patio	10,786 SF



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