

Future Retail/Restaurant Development

CRIM

5425 Wendy Bagwell Pkwy | Hiram, GA



PROPERTY HIGHLIGHTS

- 8,750 Retail/Restaurant space available with 83 parking spaces and potential for a drive thru.
- Property features right-in/right-out access as well as signalized accessibility via Jimmy Lee Smith Pkwy (Hwy.278) and Greenfield Rd
- Property is conveniently located within close proximity to anchor tenants such as Target, Home Depot, Sam's Club and JCPenney

Exclusive Agent

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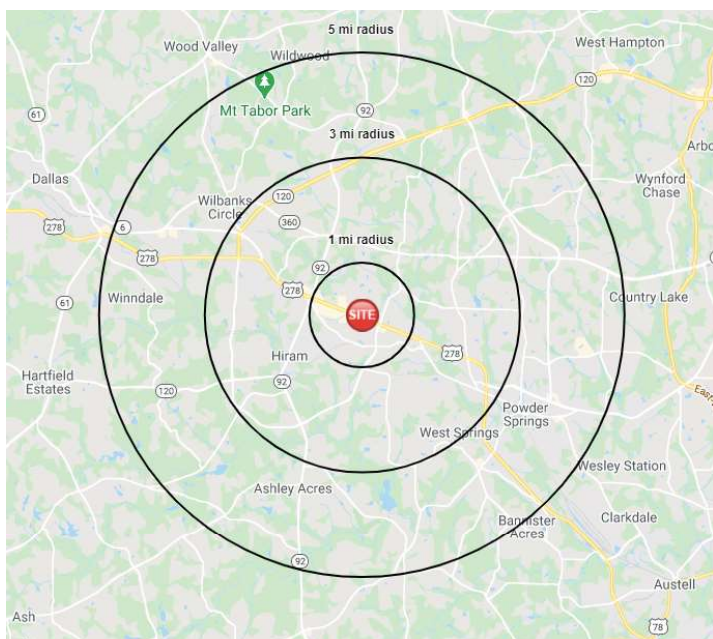
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Demographics	1-Mile	3-Mile	5-Mile
Total Population	2,645	32,642	88,196
Median Age	35.5	36.8	37.4
Number of Businesses	546	1,720	3,702
Daytime Population	3,314	10,101	20,939
Household/Income	1-Mile	3-Mile	5-Mile
Total Households	1,009	11,505	30,700
Average HH Income	\$78,010	\$96,324	\$101,206
Median HH Income	\$54,488	\$75,495	\$78,438

Traffic Counts

Jimmy Lee Smith Pkwy - 36,200 Cars Per day (2019 GA DOT)

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