## Upper Roswell & East Piedmont

## Marietta, Georgia

2424 Roswell Road, Marietta, GA 30062

- 1,626 sf second generation restaurant space available with grease trap
- Located in the affluent community of East Cobb with average household incomes of \$127,799 within a one mile radius of the center
- Situated off Roswell Road just off of Interstate 75 and the 120 loop.



#### **KEY TENANTS**

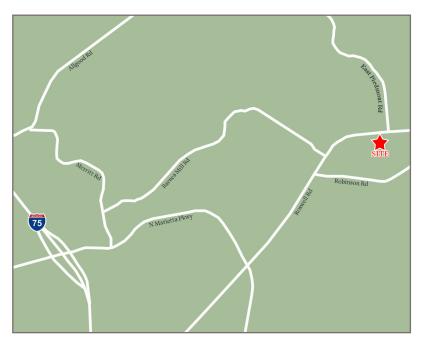
Walgreens, Starbucks and Marcos Pizza.

#### TRAFFIC COUNTS

Roswell Road	45,200 AADT
East Piedmont Road	14,200 AADT

#### **DEMOGRAPHICS**

	1 Mi Radius	3 Mi Radius	5 Mi Radius
Population	8,891	72,833	192,449
Households	3,803	29,115	77,150
Avg HH Income	\$127,799	\$121,947	\$124,797
Daytime Pop	2,401	27,384	128,225





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### Marietta, Georgia

#### 2424 Roswell Road, Marietta, GA 30062

Tenant	Sf	Ste
Walgreens	15,120	OP
Starbucks	1,573	100
Available	1,626	110
Sno Dental	2,192	120
Venus Nail Salon	1,275	130
Audiological Consultants	1,275	140
Marco's Pizza	1,739	150
Signature Dry Cleaners	2,347	160

