

Crabapple

Alpharetta, Georgia

12460 Crabapple Road, Alpharetta, GA 30004

- 1,400 sf available
- Kroger anchored center with fuel station in North Fulton County
- Located in the metro Atlanta suburb of Alpharetta, Georgia
- Alpharetta is the sixth fastest-growing city in the nation and has been named a top place for families to live
- Average household income of \$186,465 within a one mile radius of the large center



KEY TENANTS

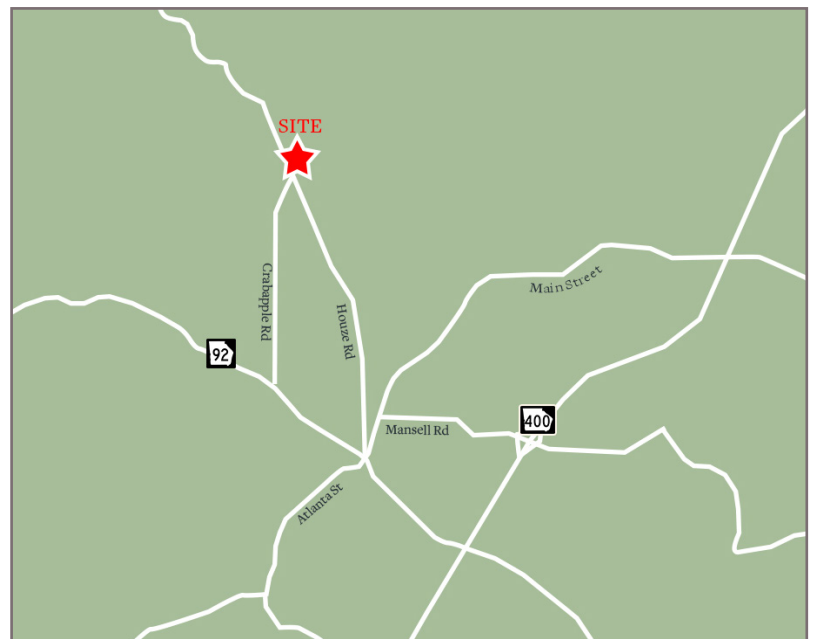
Kroger, LaVida Massage, Pacific Dental and Unleashed by Petco.

TRAFFIC COUNTS

Crabapple Road	19,300	AADT
Arnold Mill Road	19,000	AADT

DEMOGRAPHICS

	1 Mi Radius	3 Mi Radius	5 Mi Radius
Population	9,585	43,614	127,679
Households	3,400	16,755	49,421
Avg HH Income	\$186,465	\$168,463	\$149,505
Daytime Pop	5,104	29,403	85,982



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Tenant	Sf	Ste			
Available	1,400	101			
Domino's Pizza	1,400	102	Kroger	65,685	301
Unleashed by Petco	4,525	103	Code Ninjas	1,200	401
Pacific Spice	1,200	200	Sophia Nails	1,200	402
Subway	1,200	201	Olde Silos	1,200	501
UPS Store	1,600	202	Freshii	1,200	502
Great Clips	1,050	203	Dos Margaritas	5,000	601
Jilli Boutique	1,050	204	Acopia Home Loans	3,600	801A
LaVida Massage	4,000	205	Pacific Dental	3,420	801
			Urgent Care by North Fulton	6,500	901



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