

# The District at Howell Mill

## Atlanta, Georgia

[1801 Howell Mill Road, Atlanta, GA 30318](#)

- 6,937 sf available
- 650,000 sf mixed-use development at the intersection of Howell Mill Road and I-75
- Excellent visibility from I-75 and heavily trafficked Howell Mill Road
- National and local tenant mix includes casual dining, wellness, pet care, home decor, office supplies and personal grooming



### KEY TENANTS

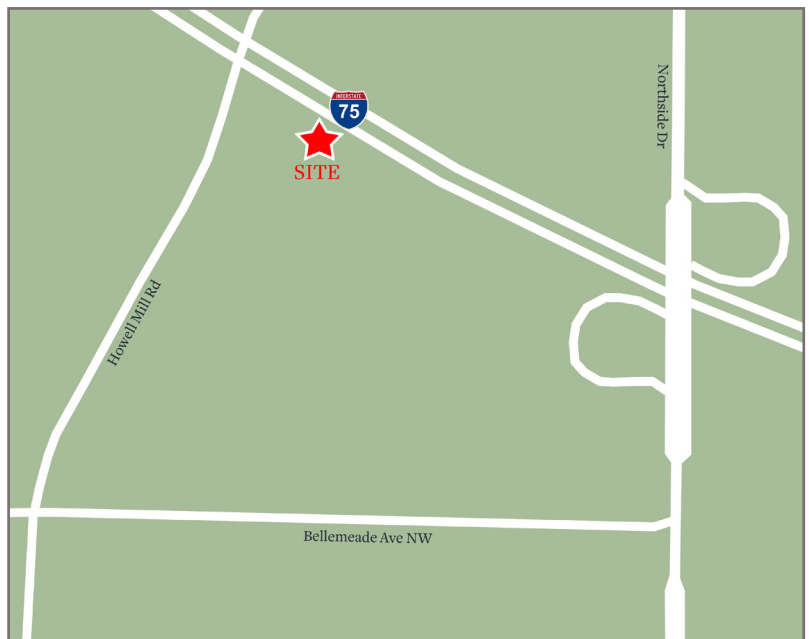
Wayfair, TJ Maxx, Ulta, HomeGoods, Petsmart, Office Depot, Rack Room Shoes, Massage Envy and Starbucks.

### TRAFFIC COUNTS

| Howell Mill Road | 50,117  | AADT |
|------------------|---------|------|
| I-75             | 231,000 | AADT |

### DEMOGRAPHICS

|               | 1 Mi Radius | 3 Mi Radius | 5 Mi Radius |
|---------------|-------------|-------------|-------------|
| Population    | 14,252      | 147,610     | 365,239     |
| Households    | 7,924       | 75,834      | 182,714     |
| Avg HH Income | \$179,004   | \$156,957   | \$150,075   |
| Daytime Pop   | 11,867      | 151,913     | 396,212     |



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| Tenant          | Sf      | Ste |                        |              |            |
|-----------------|---------|-----|------------------------|--------------|------------|
| Wayfair         | 150,000 | 100 | <b>Available</b>       | <b>6,937</b> | <b>500</b> |
| TJ Maxx         | 33,188  | 200 | America's Best Eyecare | 3,291        | 510        |
| Ulta            | 12,210  | 240 | Touchdown Wings        | 1,767        | 520        |
| Rack Room Shoes | 7,083   | 260 | European Wax           | 1,651        | 530        |
| HomeGoods       | 22,004  | 280 | GNC                    | 1,537        | 540        |
| Petsmart        | 17,670  | 300 | Gamestop               | 1,420        | 550        |
| Office Depot    | 19,290  | 350 | Massage Envy           | 3,551        | 560        |
| Sea Salt        | 3,956   | 400 | Extreme Teriyaki       | 988          | 610        |
| La Parrilla     | 5,500   | 420 | Starbucks              | 1,863        | 630        |
| Kyuramen        | 4,059   | 460 | Verizon Wireless       | 5,656        | 700        |
| Nail Talk       | 1,922   | 480 |                        |              |            |

