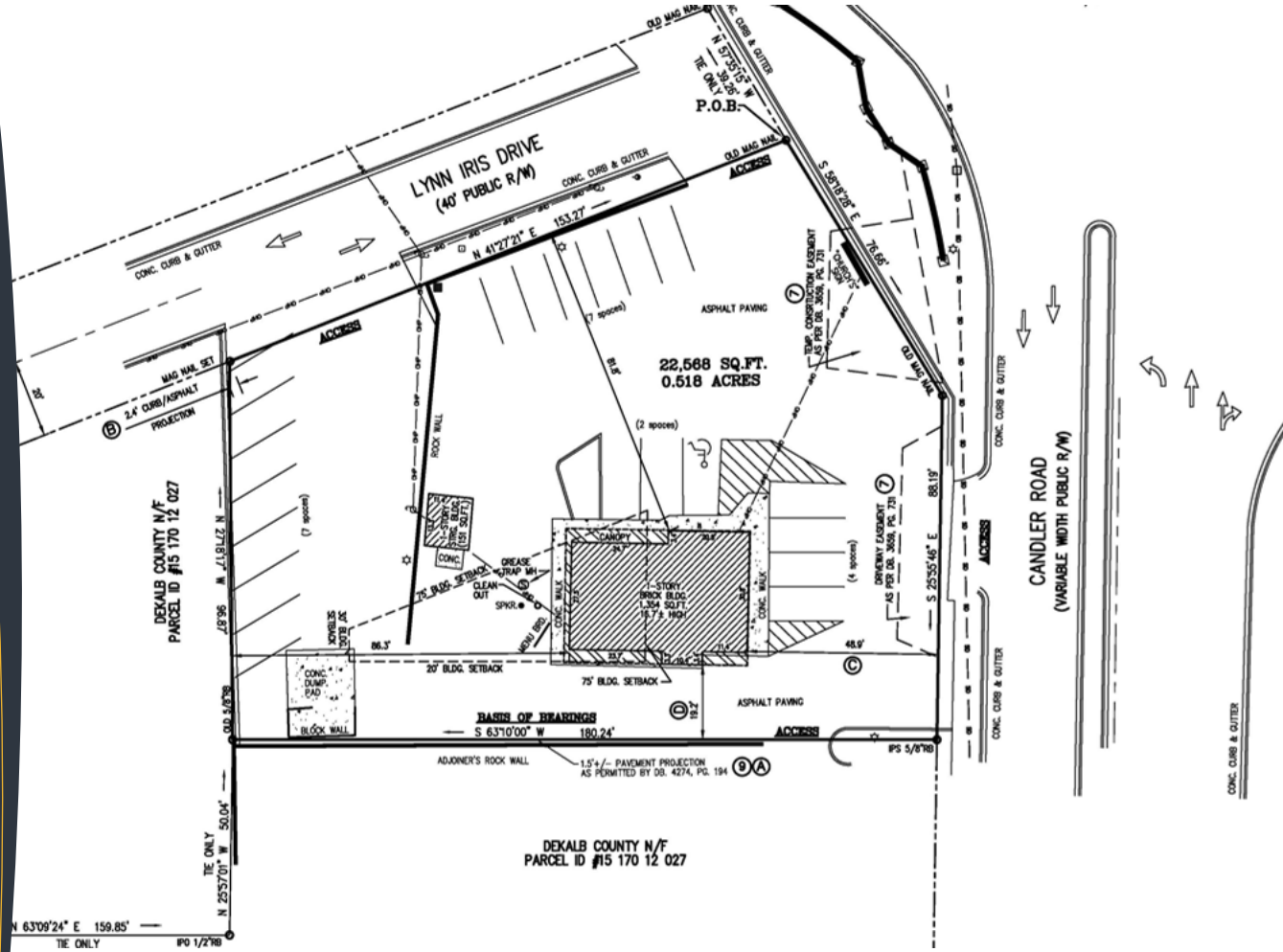


SUMMARY



Space Available for Lease

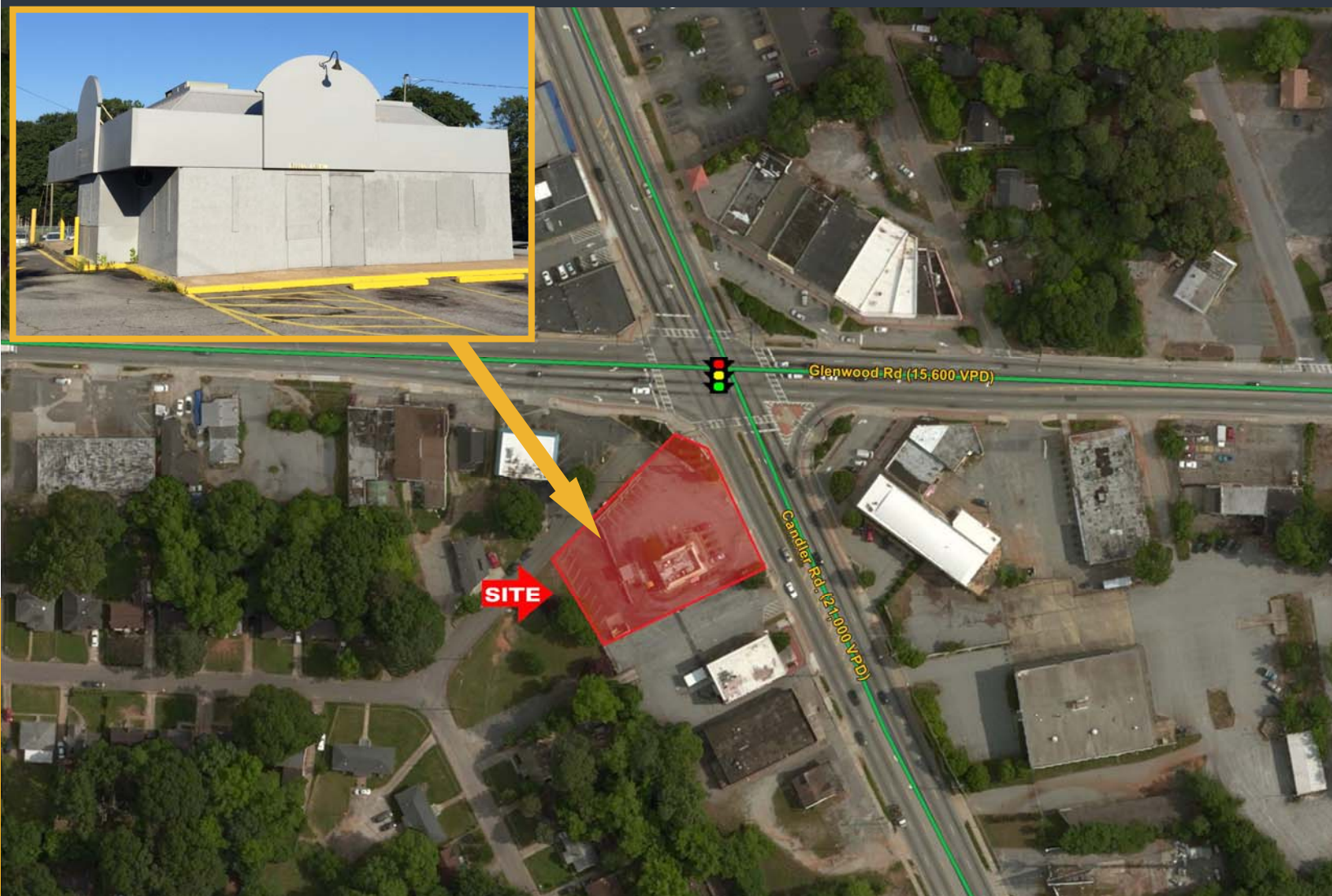
- Strong traffic counts with over 21,000 cars per day
- Excellent Visibility from Candler and Memorial Drive
- Property is located within 1 mile from East Lake Golf Course, home of the PGA Tour Championship.

DEMOGRAPHICS:	<u>1-Mile</u>	<u>3-Miles</u>	<u>5-Miles</u>
2017 Est. Population	10,844	105,471	277,092
2017 Avg HH Income	\$71,287	\$74,186	\$77,992
2017 Est. Households	4,271	43,368	116,680
2017 Est. # of Employees	1,723	29,630	121,069

6400 Powers Ferry Road,
Suite 100
Atlanta, Georgia 30339
(770)955-0404 Office
(770)955-6598 Fax
www.trilogygroup.net



FOR LEASE
1805 CANDLER ROAD
DECATUR, GA

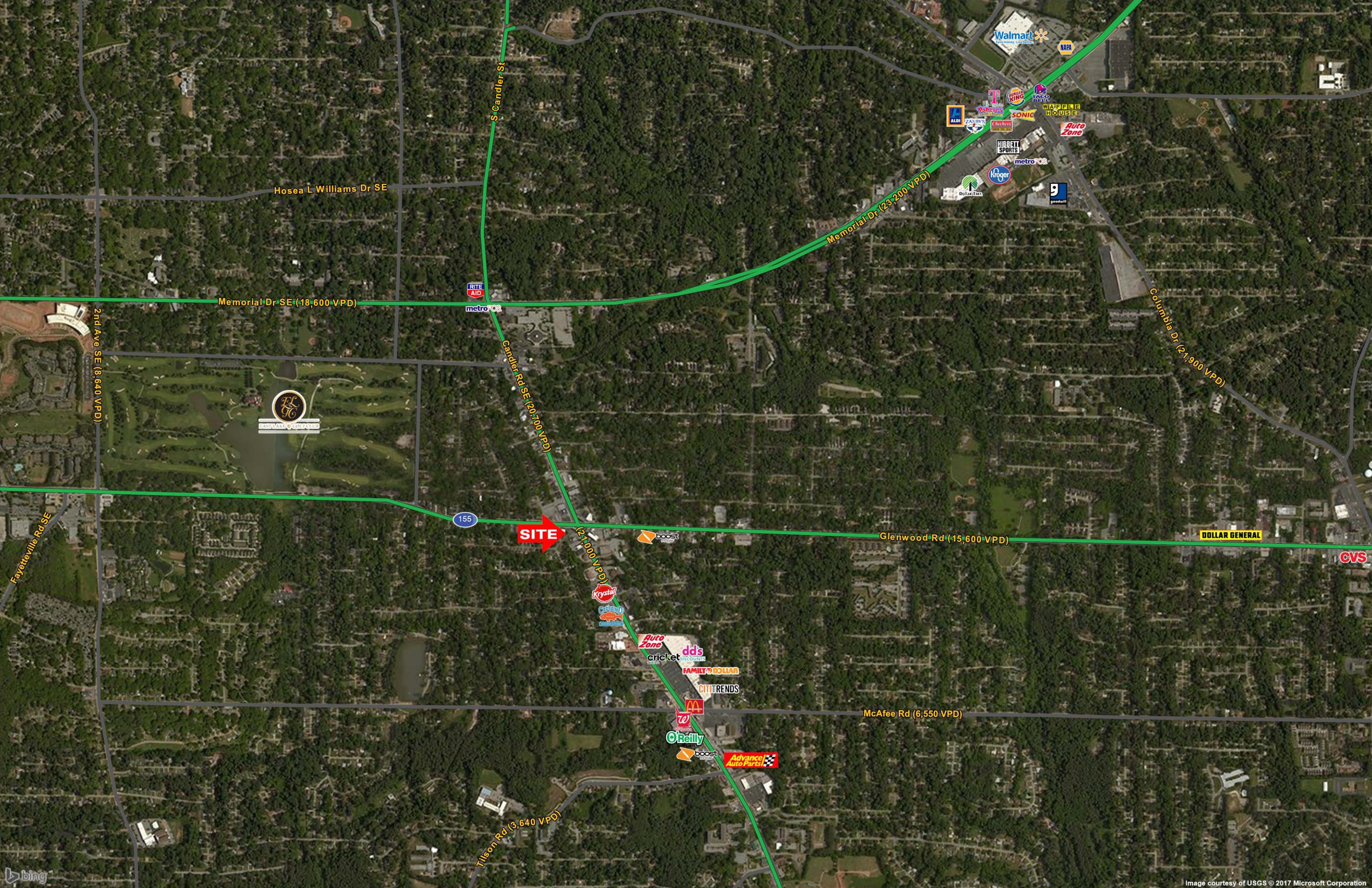


1,354+/- SF BUILDING
ON .5 ACRES
AVAILABLE

For More Information, Contact:

Steven Bodner
678-322-1187
sbodner@trilogygroup.net





Hosea L. Williams Dr SE

Memorial Dr SE (18,600 VPD)

2nd Ave SE (8,640 VPD)

S Candler St

metro 03
RITE AID

Candler Rd SE (20,700 VPD)

155

SITE

(21,000 VPD)

Memorial Dr (23,200 VPD)

Columbia Dr (21,900 VPD)

Glenwood Rd (15,600 VPD)

DOLLAR GENERAL

CVS

McAfee Rd (6,550 VPD)

Tilson Rd (3,640 VPD)

Walmart

NAPA

ALDI

SONIC

BURGER KING

TACO BELL

Waffle House

Auto Zone

HIBBETT SPORTS

metro 03

Kroger

9 goodwill

DollarTree

F.L.G. GOLF CLUB

boost

Krystal

Carolina

Auto Zone

cricket

dd's DISCOUNT

FAMILY DOLLAR

CITITRENDS

McDonald's

O'Reilly

boost

Advance Auto Parts