

Publix #1422 - Publix at Tifton
 620 Virginia Ave. North
 Tifton, GA 31794
 Lat 31.462, Long -83.526

DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2018 Population	3,545	23,944	29,351
2023 Population	3,599	24,351	29,916
2018 Average HH Income	\$62,231	\$52,442	\$54,471
2018 Median HH Income	\$44,100	\$35,138	\$37,040

PROPERTY HIGHLIGHTS

- Tifton MSA / Tift County
- Anchored by Publix
- Situated next to the recently renovated Tifton Mall
- Located right off Interstate 75
- Excellent visibility with convenient ingress and egress
- Combined Traffic Count (2018): 46,700 CPD

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 Licensed Real Estate Broker

Leasing Contact:
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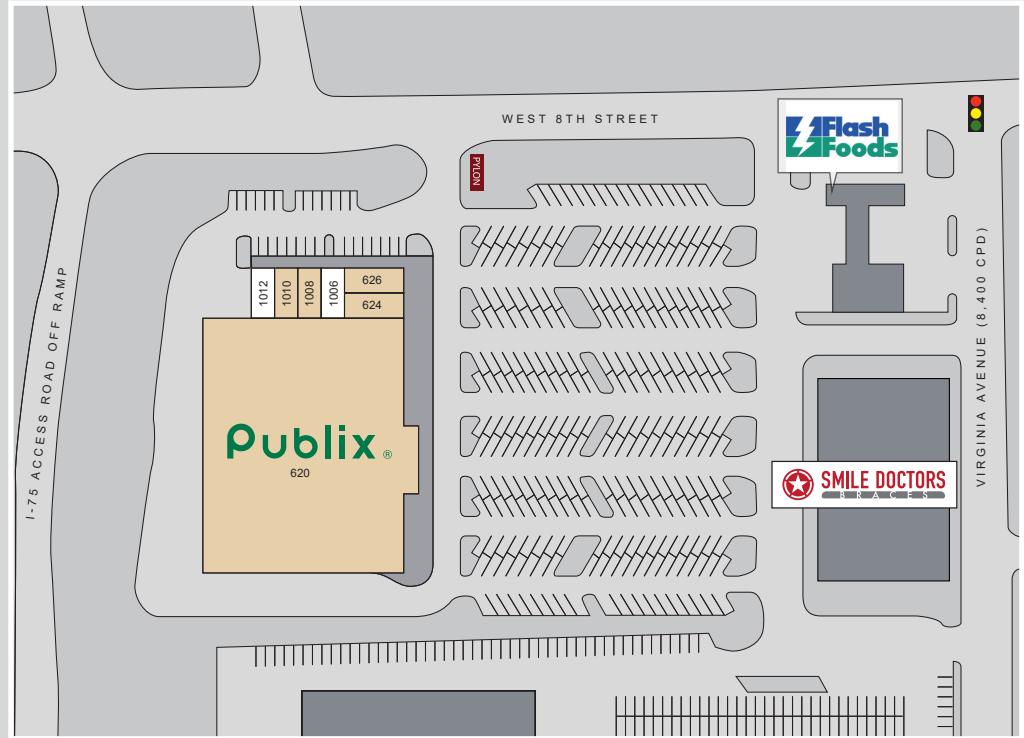
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SITE PLAN

STE	TENANT	SIZE
620	Publix	45,600
624	Cuts by Us	1,250
626	OSAKA Hibachi & Sushi	1,250
1006	AVAILABLE	1,250
1008	Elegant Nail	1,250
1010	Elegant Nail	1,000
1012	AVAILABLE	1,000
TOTAL		52,600

AVAILABLE NOT OWNED



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