

**FOR  
LEASE**



**314 N. 2ND STREET**

**Lease Rate:  
Negotiable**

## PROPERTY OVERVIEW

Located in Historic Jackson Ward among lively, cultural restaurants and entertainment such as JKogi, Soul Taco, Fighting Fish, The Hippodrome, Lucy's and Mama J's. Easy access off Broad - one of the few signalized intersections allowing crossover on Broad Street.

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
<b>Households:</b>	6,319	52,225	101,647
<b>Population:</b>	17,687	127,409	243,040
<b>Avg HH Income:</b>	\$32,055	\$49,809	\$54,336

## PROPERTY HIGHLIGHTS

- Ground floor consists of 1,828 SF of open retail space with two restrooms
- Large basement included with space for storage or prep area
- Up to 1,500 SF available upstairs that can be leased together or separately, and has exposed brick and tin ceiling

## AVAILABLE SPACES

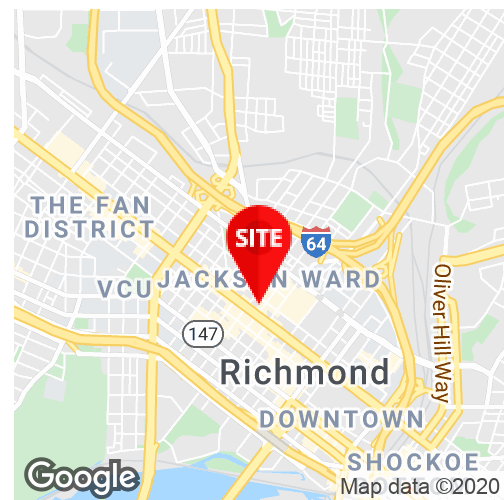
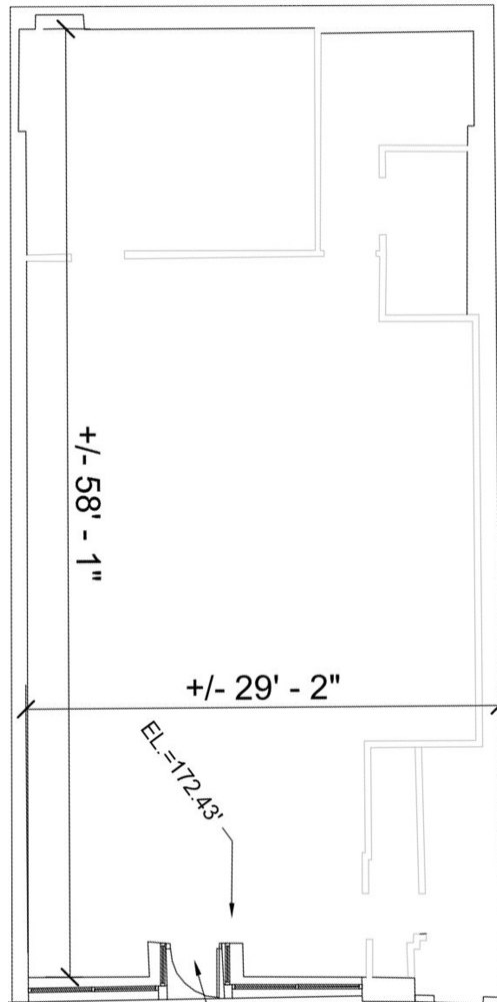
<b>Ground Level Retail</b>	1,828 SF
<b>Second Floor Space</b>	1,500 SF

FOR FURTHER INFORMATION, PLEASE CONTACT:

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