DALTON REDEVELOPMENT

1308 W Walnut Avenue, Dalton, GA 30720

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Located in the central retail corridor of Dalton



PROPERTY HIGHLIGHTS

- No Restaurant Space Available
- · Strong visibility from W. Walnut Ave & Tibbs Rd
- Area retailers include: Walmart Supercenter, Kroger, T.J. Maxx, The Home Depot, Kohl's, Academy Sports & Walgreens
- GA DOT Traffic Counts: W. Walnut Ave 26,800 AADT & N. Tibbs Rd - 11,000 AADT

DEMOGRAPHICS

	3 MILE	5 MILES	7 MILES
Population	35,858	64,393	81,623
Daytime Population	49,658	89,317	103,476
Average Household Income (\$)	63,152	62,589	61,720

EXCLUSIVE AGENT(S)

AMY KENNEDY • amy.kennedy@tscg.com • 770.955.2434



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ADDITIONAL PHOTOS





EXCLUSIVE AGENT(S)

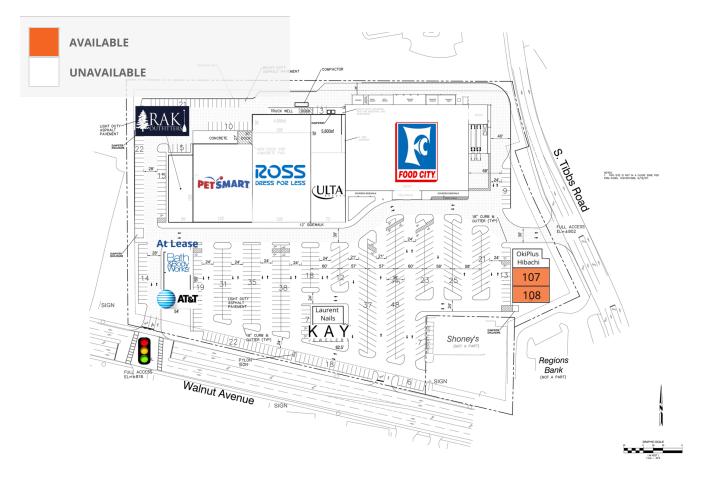
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SITE PLAN



SUITE	TENANT NAME	SPACE SIZE
101	RAK Outfitters	6,000 SF
102	Petsmart	20,398 SF
103	Ross	22,000 SF
104	ULTA	10,010 SF
105	Food City	48,074 SF
106	OkiPlus Hibachi	2,500 SF

SUITE	TENANT NAME	SPACE SIZE
107	Available	2,525 SF
108	Available	2,525 SF
109	Kay Jewelers	2,250 SF
110	Laurent Nails	2,250 SF
111	AT&T	3,000 SF
112	At Lease (Bath & Body Works)	3,250 SF

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