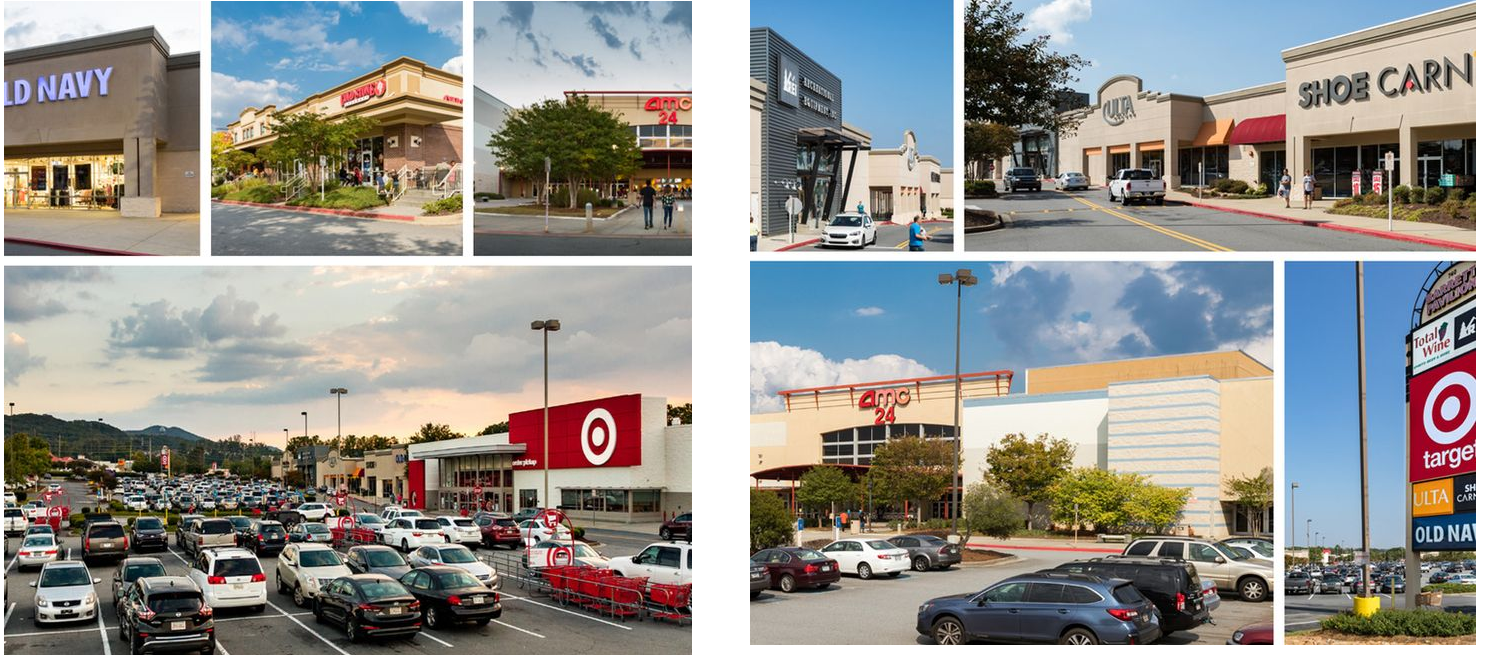


BARRETT PAVILION

740 Ernest Barrett Pkwy, Kennesaw, GA 30144

EXECUTIVE SUMMARY

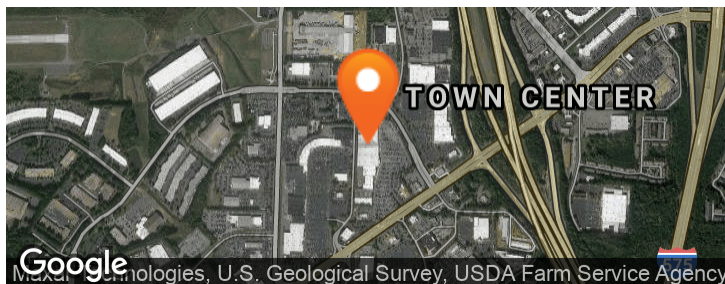


LOCATION OVERVIEW

Located within the Kennesaw/Northwest Cobb trade area in a dense retail corridor with close proximity to I-75/I-575

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population Density	5,036	55,089	178,569
Average HH Income (\$)	77,312	83,688	99,036
Daytime Population	14,319	88,103	205,447



PROPERTY HIGHLIGHTS

- Under New Ownership-Lincoln Property Company & Stockbridge
- Restaurant Space Available: 7,930 SF & 2,754 SF
- Retail Space Available: 47,000 SF, 45,308 SF, 36,531 SF & 11,279 SF
- National Co-Tenancy including Target, AMC Theater (2020 Renovation Scheduled), Total Wine & More, REI, Old Navy, buybuy Baby & ULTA
- Dominant Regional submarket with over 205,000 daytime population in a 5-mile radius
- Kennesaw State University located within 2 miles of project with over 35,000 students
- Wellstar Kennestone Regional Medical center developing a \$126M expansion nearby to treat 185,000 people annually
- Key position on Ernest W Barrett Pkwy with 53,000 AADT, immediately adjacent to I-75 with over 150,000 AADT

EXCLUSIVE AGENT(S)

BRETT FULLER • brett.fuller@tscg.com • 770.955.2434



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ADDITIONAL PHOTOS



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SITE PLAN



AVAILABLE (Orange square)

UNAVAILABLE (White square)

SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE
1	Old Navy	20,000 SF	9	Available	47,000 SF	16	buybuy Baby	25,526 SF
2	Shoe Carnival	10,000 SF	10	Georgia Patio	18,000 SF	17	Best Buy Outlet	30,000 SF
3	ULTA	8,784 SF	11	Hudson Grille	10,500 SF	18	Available	11,279 SF
4	Total Wine & More	23,482 SF	12	The Melting Pot	4,500 SF	19	Rafferty's	6,500 SF
5	REI	25,191 SF	13	Ted's Montana Grill	3,825 SF	20	Available	7,930 SF
6	Target	125,000 SF	14	Available	2,754 SF	21	Available	45,308 SF
7	AMC Theatres	94,774 SF	15	Cold Stone Creamery	1,400 SF	22	Available	36,531 SF
8	Ozone Billiards	26,021 SF						

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Town Center

Area Retail

January 2020

TSCG

