



**Village Green**  
 3600 Dallas Highway SW  
 Marietta, GA 30064  
 Lat 33.954, Long -84.655

## PROPERTY HIGHLIGHTS

- Village Green is a Kroger and Belk Anchored, Neighborhood Shopping Center with a Diverse Mix of National, Regional and Local Retail, Service and Restaurant Brands
- 2,100 SF Endcap Space Available
- Up to 8,000 SF of Proposed Retail/Restaurant Space Available
- Surrounded by High Income Homes in Densely Populated Neighborhoods in the Affluent West Cobb Community
- Prime Location in the Heart of a Major Retail Corridor Along Dallas Highway, Across from the Avenues at West Cobb
- Traffic Count: 34,360 CPD

## DEMOGRAPHICS

	1-Mile Radius	3-Mile Radius	5-Mile Radius
2020 Population	3,597	39,334	127,164
2025 Population	3,703	42,137	134,157
2020 Average HH Income	\$144,373	\$151,346	\$134,656
2020 Median HH Income	\$114,679	\$119,504	\$105,735

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Leasing Contact:  
**Melody Holley**  
 678.414.8989

[mholley@crossmanco.com](mailto:mholley@crossmanco.com)



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## SITE PLAN



STE	TENANT	SIZE	130	150-160	170	180	200	210	220	230	240	250	260	270	280	290	300	310	320	330	340	350	360	370	380	390	400	410	420	430	440	450	TOTAL	
201	AVAILABLE	2,100	Major Q BBQ	Atami Grill & Sushi	Polish Me Off	Kroger	Maui Beach	Medi Weightloss	Ping Hai DDS	The UPS Store	Adam's Fine Jewelry	Jet's Pizza	Mathnasium	Sport Clips	Big Frog Custom T-Shirts	Yogli Mogli	uBreakiFix	Pure Barre	Subway	Ritz Cleaners	Kale Me Crazy	AVAILABLE 2/1/21	Hidalgo's Mexican									185,426		
202	Ken Stanton Music	4,900																																
100	Belk	65,927																																
301	Moe's Southwest Grill	2,800																																
302	AT&T	1,400																																
100	Orangetheory Fitness	3,200																																
110	A&J Hair Salon	2,000																																
120	Sennebogen Chiropractic	2,000																																

AVAILABLE
  NOT OWNED



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