

Publix #0786 - Coweta Crossroads

100 Glenda Trace
Newnan, GA 30265
Lat 33.410, Long -84.687

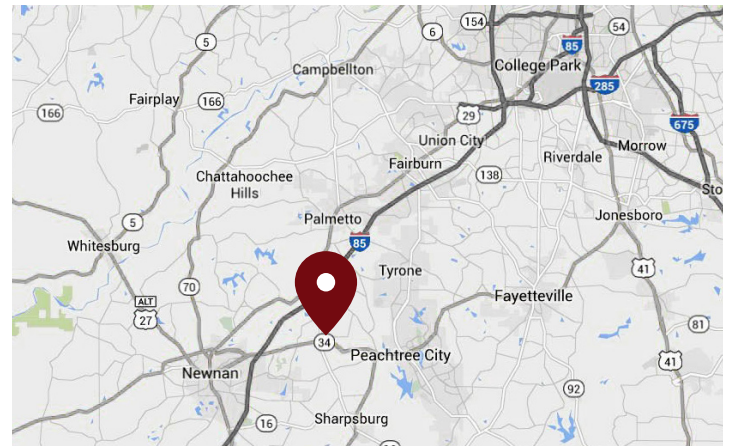
FOR LEASE



1,400 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Grocery Anchored by Publix, Providing an Invaluable Necessity Based Shopping Center Drawing an Average of 95,000 Customers a Month
- Strategically Positioned Between Newnan and Peachtree City and Adjacent to many Well-established Upper Income Neighborhoods
- Exceptional Exposure and Easy Access Along a Heavily Trafficked, Regional Retail Corridor Accommodating a Combined Traffic Count of 51,200 VPD
- Tremendous Presence of Medical with Several Surrounding Hospitals Including Cancer Treatment Centers of America, Piedmont Newnan Hospital and Southeast Regional Medical Center
- 1,400 SF Inline Space Available



DEMOGRAPHICS	2 Mile	4 Miles	6 Miles
Total Population	12,598	43,586	90,438
Daytime Population	10,757	41,520	89,113
Total Households	4,467	15,565	32,854
Avg. HH Income	\$100,778	\$106,299	\$104,904

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Melody Holley

Office: **770.541.0881** | Cell: **678.414.8989** | mholley@crossmanco.com
6400 Powers Ferry Road, Suite 300, Atlanta, GA

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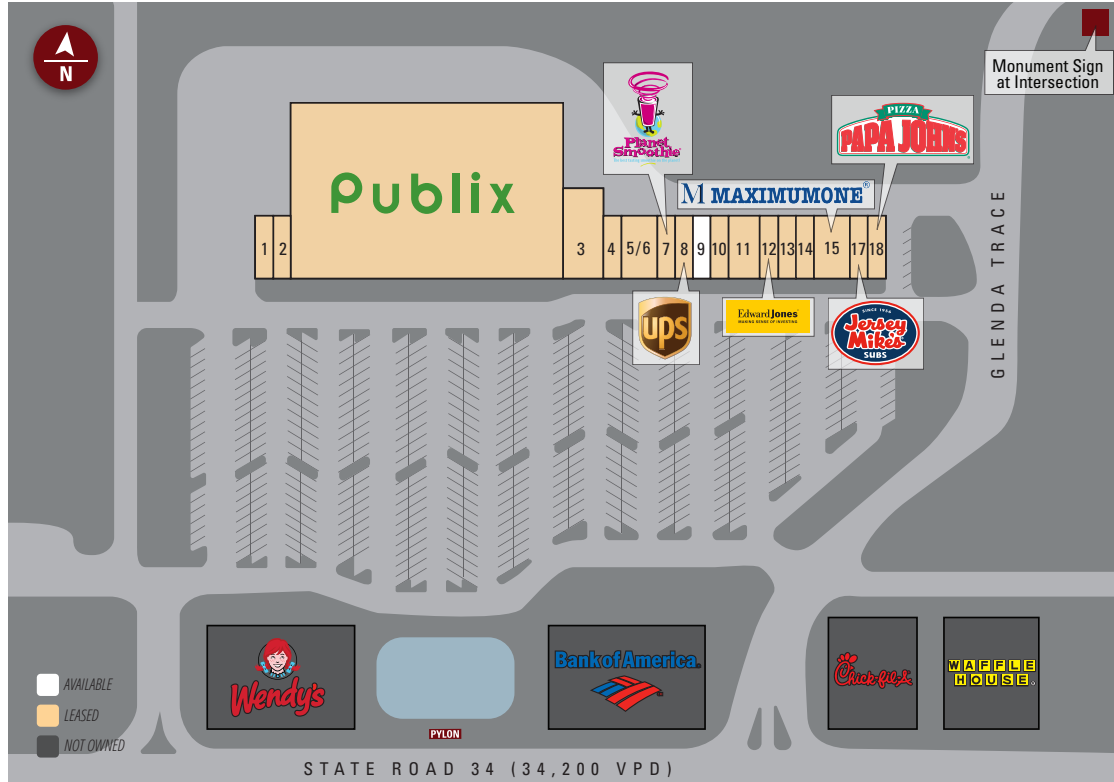


www.crossmanco.com

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SITE PLAN



Suite	Tenant	Size
ANC	Publix	60,667
1	Ultra Fine Cleaners	1,400
2	Nail Trend	1,400
3	Delta Community Credit Union	4,387
4	SuperCuts	1,400
5,6	Fit Body Boot Camp	2,800
7	Planet Smoothie	1,400
8	The UPS Store	1,400
9	AVAILABLE	1,400
10	China Kitchen	1,400
11	Alternacare Health & Rehab	2,450
12	Edward Jones	1,400
13	Tomo Japanese	1,400
14	Computer Tech USA	1,400
15	Maximum One Realty	2,800
17	Jersey Mike's Subs	1,400
18	Papa Johns	1,400

TOTAL 89,904



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Crossman & Company

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY

 **200,300**

EST. # OF VISITS ANNUALLY

 **1.15M**

AVG. VISITS / CUSTOMER

 **5.76**

AVG. LENGTH-OF-STAY / VISIT

 **43 MIN**

TOP 3 DAYS



Sunday
Saturday
Friday

OF VISITS

175,185
172,462
171,380

TOP 3 HOURS



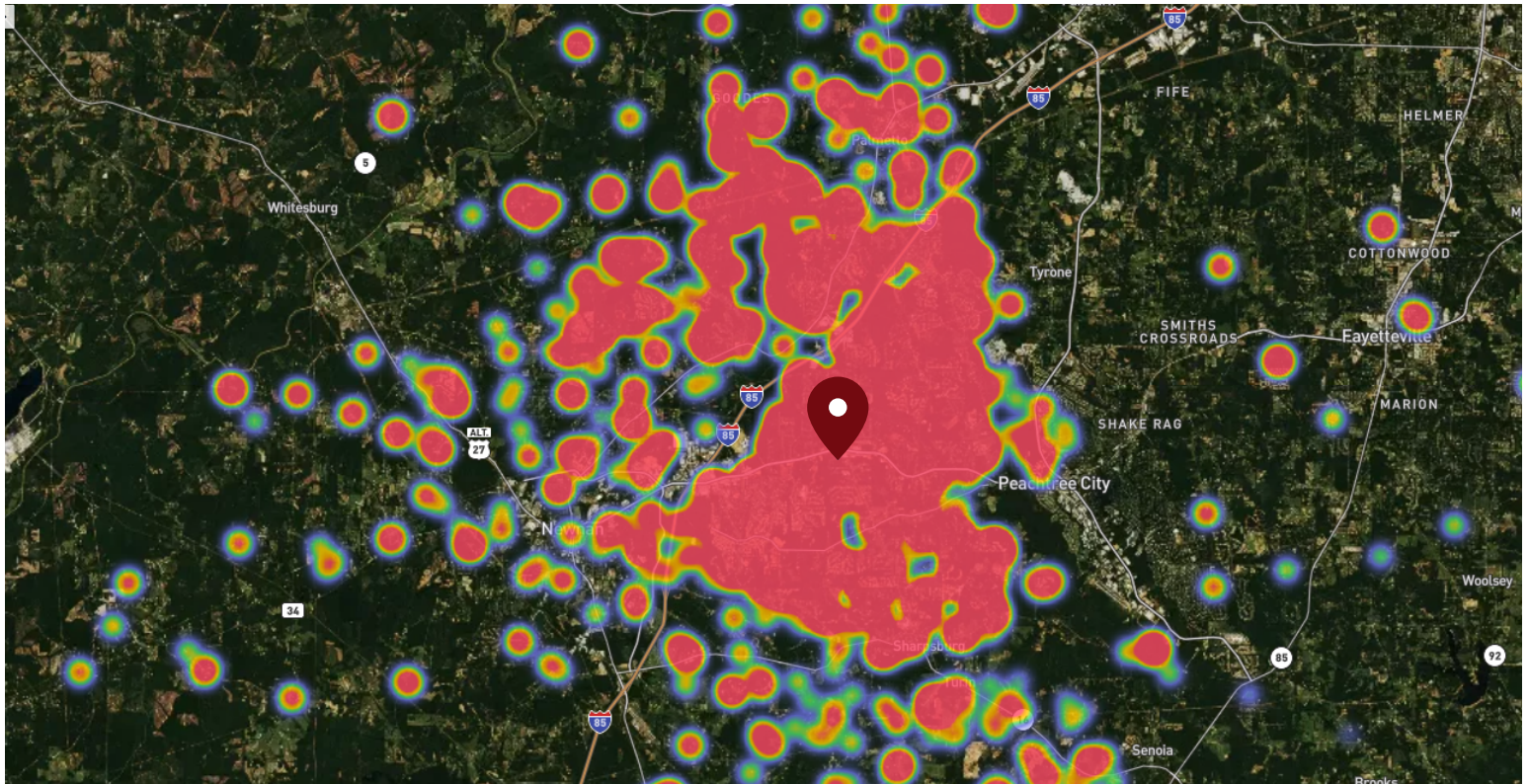
4-5 PM
5-6 PM
1-2 PM

OF VISITS

206,155
205,029
194,676

Data provided by Placer Labs Inc. (www.placer.ai) Oct 1, 2019 - Sept 30, 2020

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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