

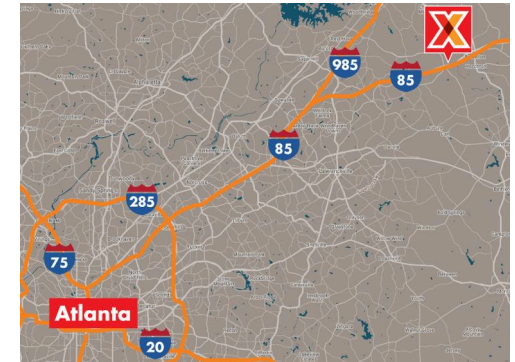
Atlanta-Sandy Springs-Roswell, GA

# VINEYARDS AT CHATEAU ELAN

34.104800, -83.813800  
2095 Hwy 211 Northwest | Braselton, GA 30517



CENTER SIZE: 79,047 SF



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
👤👤👤	2,553	19,030	49,240
🏠	854	6,526	16,409
💰	\$99,710	\$102,045	\$96,238

Publix-anchored shopping center with a diverse tenant mix of local and national retailers to meet community needs

Surrounded by an affluent population with an average household income of \$102,000+ within 3 miles

Close proximity to Chateau Elan Winery & Resort, which draws 1MM+ visitors annually

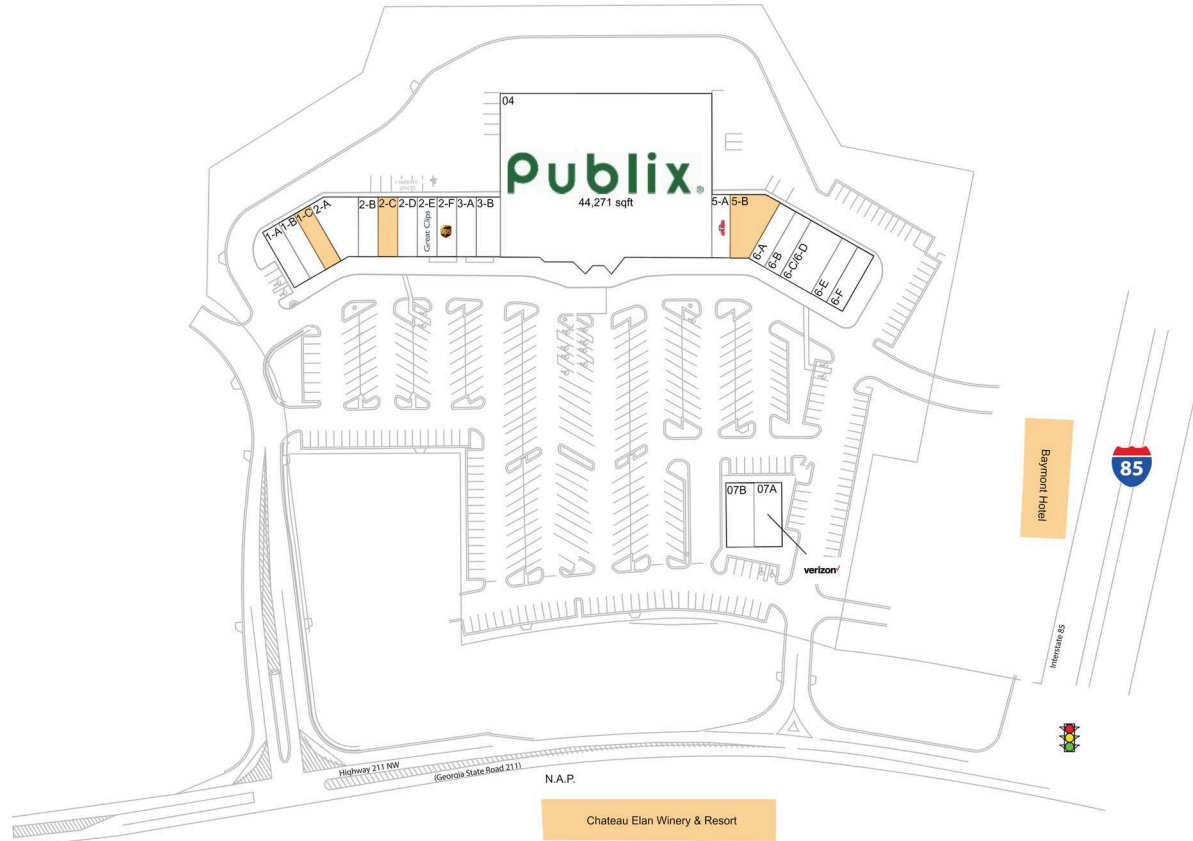
Conveniently located off of I-85

Specialty retail space and pop-up shop locations available

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### AVAILABLE SPACE

Baymont Hotel	5-B	2,044 SF
Chateau Elan Winery & Resort		
1-C		1,400 SF
2-C		1,400 SF

### CURRENT RETAILERS

N.A.P.	Chateau Elan Winery & Resort	
1-A	D & R Cigars	1,400 SF
1-B	Georgia Frame Shop	1,400 SF
2-A	Animal Emergency Care of Braselton	2,688 SF
2-B	Felix Cleaners	1,400 SF
2-D	China Garden	1,400 SF
2-E	Great Clips	1,400 SF
2-F	The UPS Store	1,400 SF
3-A	Chateau Spinal Rehab	2,100 SF
3-B	The Puppy Pantry	2,100 SF
04	Publix	44,271 SF
5-A	Papa John's	1,400 SF
6-A	Dr. Oluyemi Workman DDS	2,044 SF
6-B	The Nail Lounge	1,400 SF
6-C/6-D	ActiveKidz and Adult Therapy	2,800 SF
6-E	Elite Tan	1,400 SF
6-F	Nutrition Depot	1,400 SF
07A	Verizon Wireless	2,100 SF
07B	Foot Palace	2,100 SF

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