



RETAIL PROPERTY FOR LEASE

311 Highway 49N,
Byron, GA 31008

PRESENTED BY:

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REAL ESTATE  SOUTHEAST_{LLC}

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Executive Summary

PEACH SHOPS OF BYRON | 311 HIGHWAY 49N, BYRON, GA 31008



LEASING SUMMARY

Available SF: 2,000 - 10,758 SF

Lease Rate: \$10.00 SF/yr (NNN)

Building Size: 112,601

PROPERTY OVERVIEW

Space available in Peach Shops at Byron in Byron, Georgia. This community retail center has an excellent location with superior visibility from I-75 and the 75,000+ vehicles that pass by daily. Major tenants include Vanity Fair Outlet, BonWorth, Legg's Hanes Bali, Byron Convention & Visitor's Bureau and Spherion.

PROPERTY HIGHLIGHTS

- Space available in Peach Shops of Byron
- Suites from 2,000 SF - 10,758 SF
- Excellent visibility off of Interstate 75
- Traffic counts on Interstate 75 exceed 75,000 vehicles per day
- Accessible via 4 major roadways (Highways 49, 41, 247 and I-75)
- 75' tall pylon sign visible from I-75

Additional Photos

PEACH SHOPS OF BYRON | 311 HIGHWAY 49N, BYRON, GA 31008

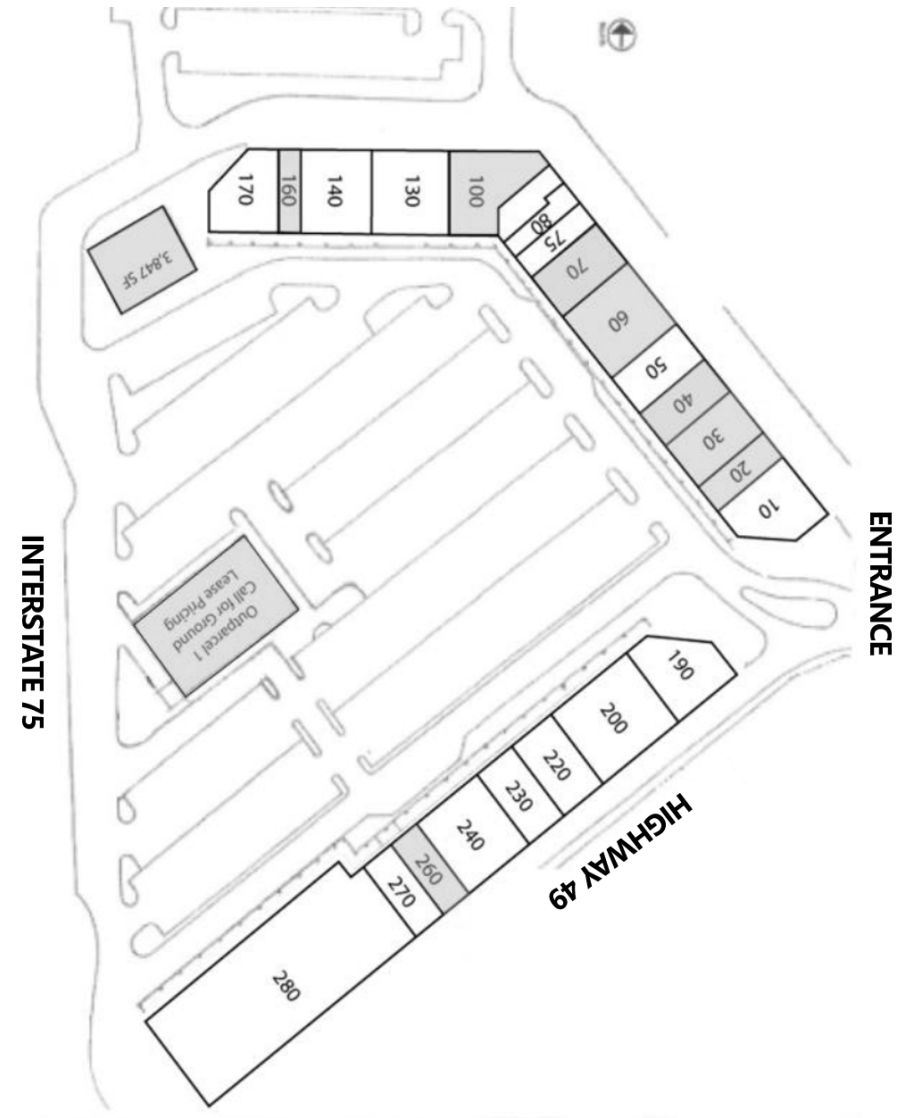
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Available Spaces

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SUITE	SIZE (SF)	LEASE RATE	DESCRIPTION
Unit 20	2,420 SF	Negotiable	Can be combined with adjacent suites for larger footprint
Unit 30	4,000 SF	Negotiable	Can be combined with adjacent suites for larger footprint
Unit 40	2,940 SF	Negotiable	Can be combined with adjacent suites for larger footprint
Unit 50	3,520 SF	Negotiable	-
Unit 60	5,685 SF	Negotiable	Can be combined with adjacent suite for larger footprint
Unit 70	3,840 SF	Negotiable	Can be combined with adjacent suite for larger footprint
Unit 100	10,758 SF	Negotiable	Open floor plan. Former mattress store
Unit 130	2,334 SF	Negotiable	Available January 2020
Unit 160	2,214 SF	Negotiable	-
Unit 200	8,320 SF	Negotiable	Available January 2020
Unit 260	2,000 SF	Negotiable	-
Outbuilding	3,847 SF	Negotiable	Great visibility from I-75. Perfect for restaurant or event center.
Outparcel	10,000 SF	Contact Agent	-



Area Retail

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Location Maps

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