

For Lease

1,500 SF - 11,500 SF

Suites 220-230
4,000-11,500 SF

Suite 250
2,000 SF

Suite 290
4,500 SF

Suite 168
4,800 SF

Suite 470
1,500-3,000 SF

Walmart

SONNY'S
BBQ

DUNKIN'
DONUTS

QT
QuikTrip

KOJI

CAPTAIN D'S
SHRIMP KITCHEN

+30,700 VPD



441

The Shoppes at Banks Crossing

110-480 Banks Crossing Drive • Commerce, GA 30529

SVN
SECOND STORY
ATLANTA



The Shoppes at Banks Crossing

110-480 Banks Crossing Drive
Commerce, GA 30529

FOR LEASE

Rental Rate	\$13-\$21 PSF NNN		
NNN Expenses	\$2.50 PSF		
Available Spaces	Suite 168	4,800 SF	
	Suite 220	4,000-11,500 SF	
	Suite 250	2,000 SF	
	Suite 290	4,500 SF	
	Suite 470	1,500-3,000 SF	

PROPERTY HIGHLIGHTS

Flexible Suite Options | 1,500 SF to 11,500 SF available

High-Visibility | Frontage on US-441 (±30,700 VPD)

Excellent Accessibility | Signalized access; ¼-mile to I-85

Strong Co-Tenancy | Dunkin', Planet Fitness, Piedmont Urgent Care, Dollar Tree, Goodwill, Southside Church

Regional Retail Hub | Walmart, Home Depot, Tanger Outlets, national restaurants & hotels (within 2 miles)

DEMOGRAPHICS



**TOTAL
POPULATION**

1-Miles	403
3-Miles	7,348
5-Miles	16,297



**MEDIAN
AGE**

39.6
38.2
39.1



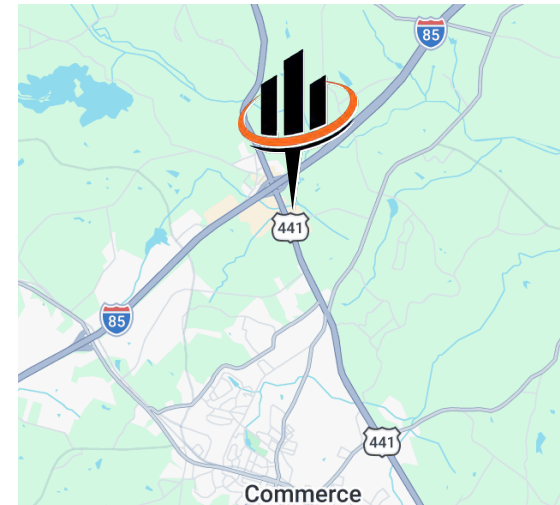
**AVG HH
INCOME**

\$73,045
\$78,873
\$78,255



**MEDIAN
HOME**

\$281,034
\$265,495
\$292,095



AVAILABLE

Suite 168	4,800 SF	\$13 PSF
Suite 220	4,000 SF	
Suite 230	7,500 SF	\$13 PSF
Combined:	11,500 SF	
Suite 250	2,000 SF	\$13 PSF
Suite 290	4,500 SF	\$10 PSF
Suite 470	1,500-3,000 SF	\$21 PSF



For Lease • The Shoppes at Banks Crossing



Suite 168 | 4,800 SF



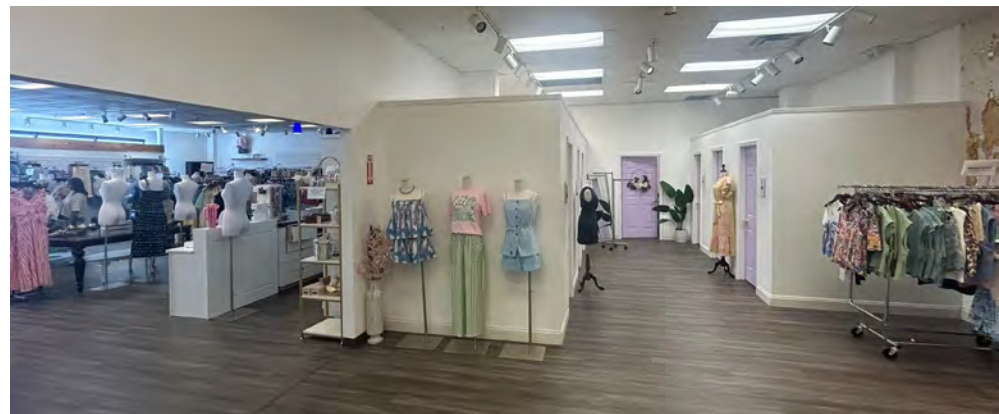
Suite 220-230 | 11,500 SF Combined

Suite 230
7,500 SF

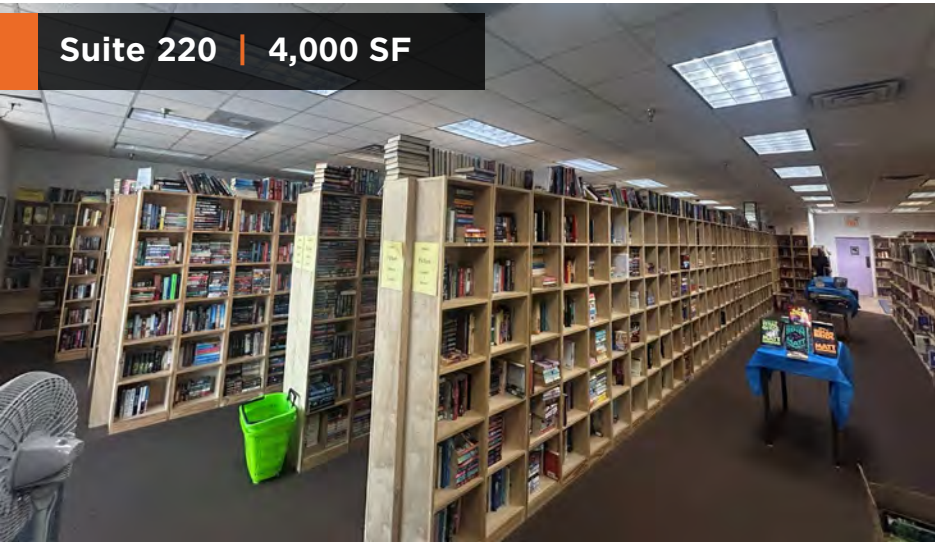
Suite 220
4,000 SF



Suite 230 | 7,500 SF



Suite 220 | 4,000 SF



Suite 470 | 1,500-3,000 SF







EXCLUSIVELY LISTED BY:

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To the extent Owner or any agent of Owner corresponds with any prospective leasee, any prospective leasee should not rely on any such correspondence or statements as binding Owner. Only a fully executed Real Estate Lease Agreement shall bind the property and each prospective leasee proceeds at its own risk.