



# Rivergate Shopping Center

**TOTAL VISITORS**  
**520K**  
**(12 MONTHS)**

## OVERVIEW

**121 Tom Hill Sr. Boulevard**  
**Macon, GA 31210**

**For Lease**  
**Type: Retail**  
**Total SF: 193,960**

Situated at the heart of the bustling North Macon Retail Corridor, Rivergate Shopping Center boasts exceptional visibility and convenient access to I-75. This vibrant shopping hub offers a diverse range of tenants, including popular national retailers and beloved local gems such as Onelife Fitness, Dollar Tree, Papa John's, Panera, Hertz, Sake Hibachi & Sushi, and Pet Supermarket. With the added convenience of a 10-stall TESLA Supercharging Station, Rivergate Shopping Center continues to attract and cater to its most loyal customers

## RETAILERS INCLUDE



## LEASING ASSOCIATE



**Denbeigh Marchant**  
*VP of Leasing*  
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### DEMOGRAPHICS

	3 MILES	5 MILES	10 MILES
POPULATION	26,817	67,961	153,166
HOUSEHOLDS	11,089	27,963	58,367
AVG. HH INCOME (\$)	\$84,216	\$73,526	\$65,510
MEDIAN AGE	37	37	36

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## FIRST FLOOR

SUITE	TENANTS	S.F.
100	Onelife Fitness	36,353
101	OneMain Financial	2,355
102	Lendmark Financial Services	1,572
103	AVAILABLE	1,900
104	Sake Hibachi & Sushi	1,900
105	Designer Tan	1,900
106	AvaMed Health Care	3,354
107	AVAILABLE	3,028
108A	Academy Sports & Outdoors	47,814
109	Dollar Tree	10,000
110	AVAILABLE	4,469
111	AVAILABLE	6,872
200	Spa Nails	1,406
201	Surge Staffing	900
202	AVAILABLE	900
203	Hertz	900
204	Great Clips	1,125

SUITE	TENANTS	S.F.
205	Guitarras Mexican Grill	2,250
300	Pet Supermarket	7,000
301	Beauty Kingdom	10,644
302	Papa John's Pizza	2,250
303	Batteries Plus	2,300

## SECOND FLOOR

SUITE	TENANTS	S.F.
111-A	AVAILABLE	15,297
111-B	AVAILABLE	4,061

SUITE	TENANTS	S.F.
Out 1A	Panera Bread	4,578
Out 1B	FedEx Office	5,502
Out 2	AVAILABLE	8,330
Out 3	IHOP	5,000

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**AADT: 25,353 (Tom Hill Sr. Blvd.)**

**AADT: 19,405 (Northside Drive)**

**Avg. Hourly Traffic: 1,056 (Tom Hill Sr. Blvd.)**

**Avg. Hourly Traffic: 809 (Northside Drive)**

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