

Retail FOR LEASE



PROPERTY

description

540 SELMA STREET
Savanna, GA 31401

Discover Savannah's Next Exciting Retail Hub!

This prime space is perfectly located along one of downtown's most vibrant and pedestrian-friendly corridors, just minutes from SCAD, Forsyth Park, and the bustling restaurant and arts scene.

Offered as a modern gray shell, this area provides new or expanding businesses with a blank canvas to create their ideal storefront.

With expansive storefront windows that invite natural light and catch the eye of pedestrians, the opportunities for stunning displays are endless. This retail space ensures your business is easily accessible to both locals and visitors. The surrounding neighborhood is steeped in history and charm, attracting a diverse and dynamic clientele eager to explore what's fresh and exciting.

SPACE FOR LEASE

GRAY SHELL

IMMEDIATELY

YEAR BUILT
2016

AVAILABLE SF
900 SF

PRICE
\$25.00/NNN PSF

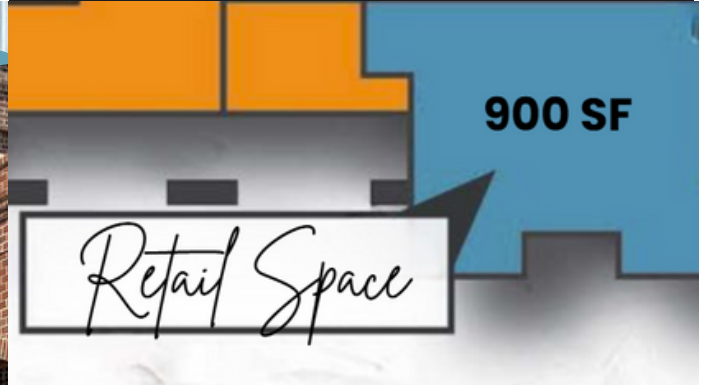
Call Maria



800-541-822

maria@hhredstone.com

Floor PLAN



- **Design Your Dream Space** – Brand-new gray shell interior offers a true blank canvas to create a retail, café, or studio that perfectly fits your vision.
- **Standout Storefront Presence** – Expansive glass frontage floods the space with natural light and ensures maximum street visibility in this lively downtown corridor.
- **Prime Walkable Location** – Surrounded by thriving local shops, restaurants, and creative businesses, just steps from SCAD and Forsyth Park.
- **Captures Every Crowd** – Perfectly positioned to draw students, locals, and tourists exploring Savannah's vibrant cultural and dining scene.
- **Convenient Parking Access** – Ample street and garage parking nearby for both customers and staff.
- **Flexible & Supportive Leasing** – Ownership that partners with you to make your concept thrive — offering flexible terms and build-out collaboration.

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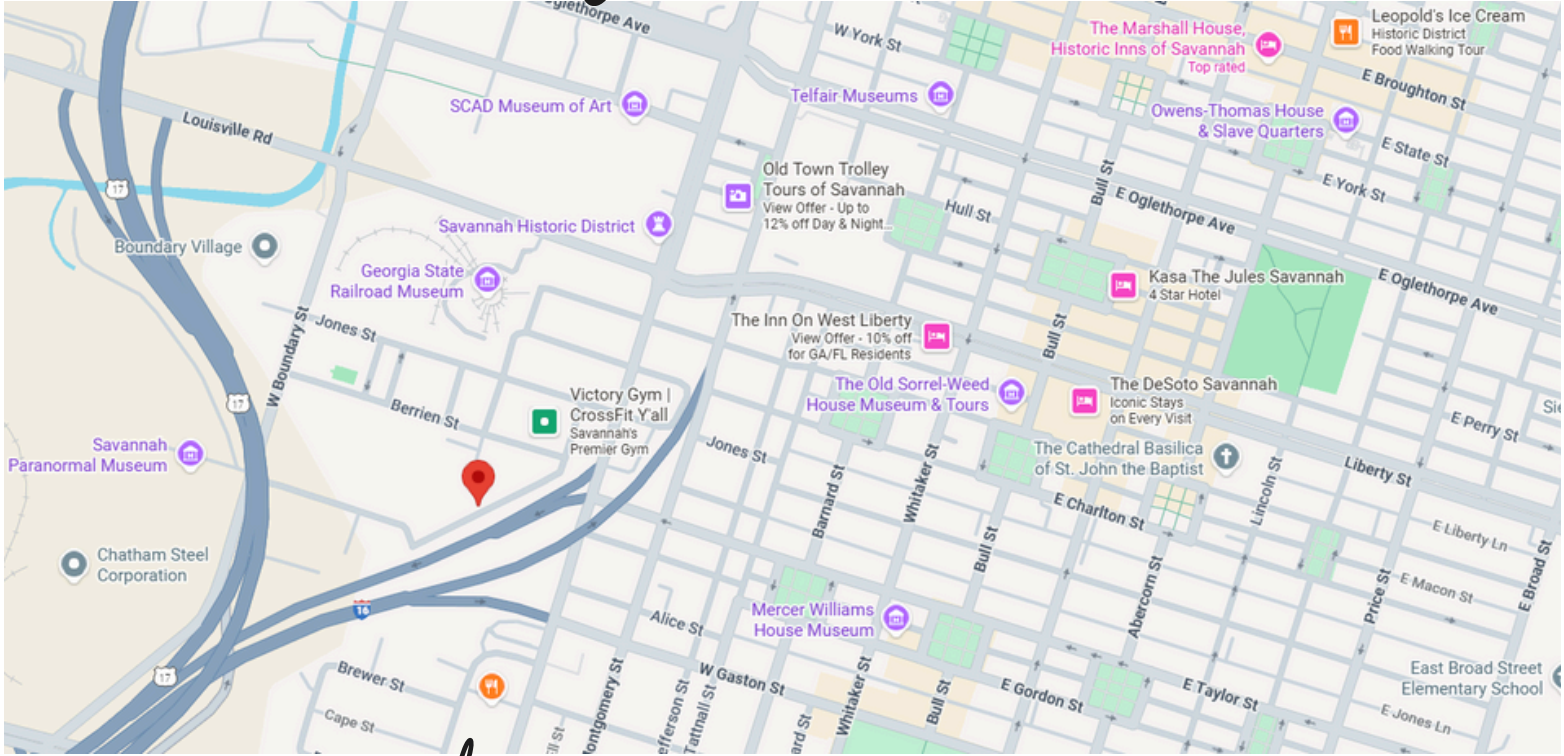
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great LOCATION



Demographics

	1 MILE	3 MILE	5 MILE
• 2024 Population	• 20,260	• 74,323	• 115,295
• Avg Household Income	• \$78,262	• \$71,866	• \$69,614
• Consumer Spending Avg Food & Alcohol	• \$6,772	• \$6,566	• \$6,575

Walk Score



85
Walk
Score



63
Bike
Score

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