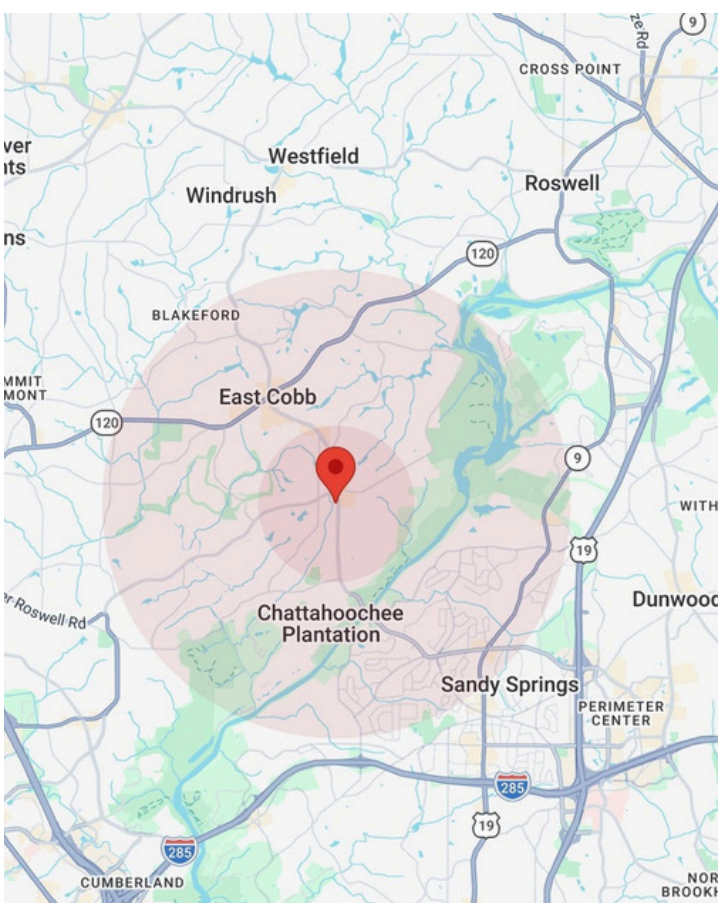




3,500 SF Restaurant Space Available for Pre-Leasing

617 Johnson Ferry Rd, Marietta, GA 30068



PROPERTY HIGHLIGHTS

Lease Type:
3,500 SF Restaurant Space Available for Pre-Leasing

Population:
Established Residential + Regional Traffic

Former Tenant:
Chin Chin Chinese Restaurant

Interstate Access:
Direct connectivity to I-20 (1-2 Miles)

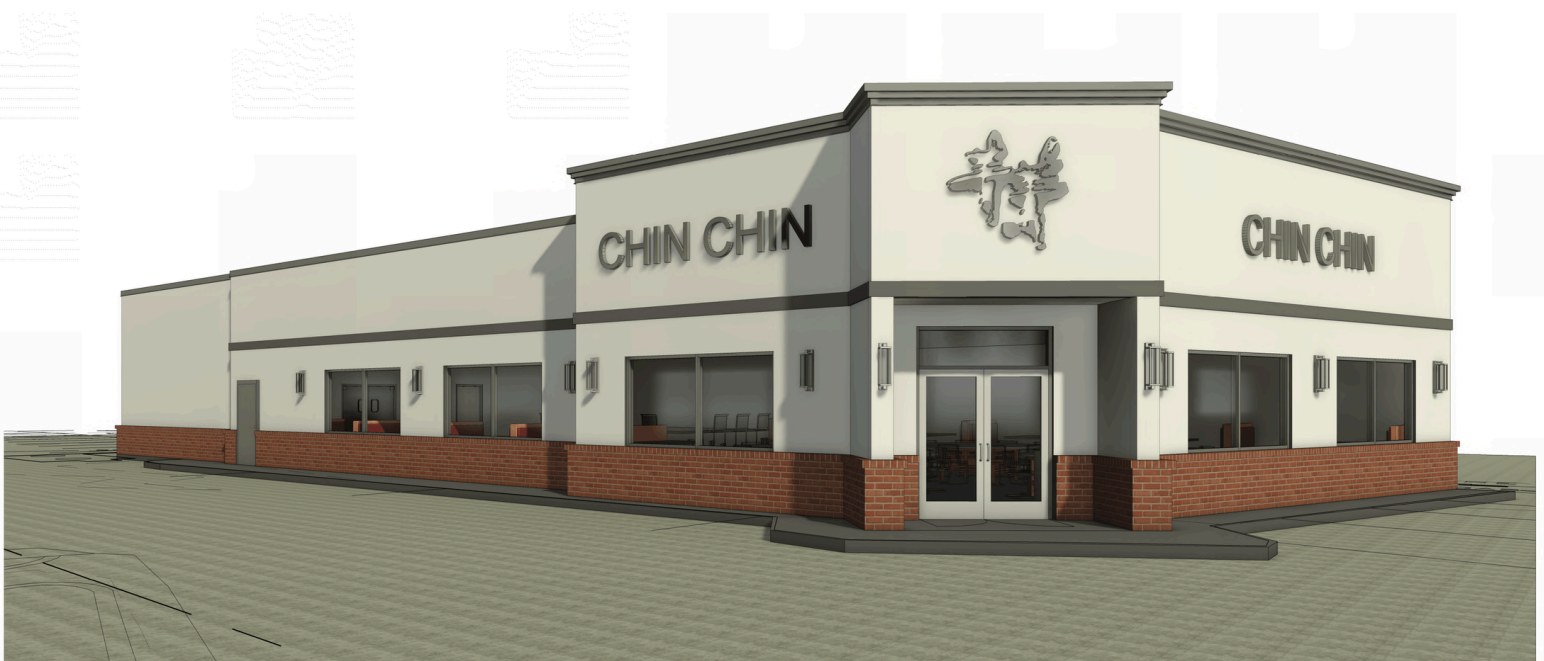
ABOUT THE PROPERTY

The property is conveniently located off **Johnson Ferry Road** and **Roswell Road** in Marietta, GA. Surrounded by national retailers such as **Kroger**, **Dunkin'**, **Waffle House**, and **CVS**, contributing to strong consumer traffic and neighborhood vibrancy.

The **average household income** within two miles exceeds **\$168,000**, and the area boasts a healthy mix of residential and commercial development.

Perfect For: Multi-concept Restaurant, QSR, Fast-Casual, Regional Brands

PROPOSED FLOOR PLAN



FOR MORE INFORMATION CONTACT:

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	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	8,154	65,266	220,015
MEDIAN HH INCOME	\$152,895	\$146,224	\$121,191
HOUSEHOLDS	3,211	27,088	99,756