

EXECUTIVE SUMMARY

3441 HWY 34 EAST



OFFERING SUMMARY

Lease Rate:	\$18.00 SF/yr (NNN)
Building Size:	14,000 SF
Available SF:	2,800 SF
Lot Size:	
Number of Units:	10
Year Built:	1999

PROPERTY OVERVIEW

\$16.00 per square foot, 3-year minimum.

PROPERTY HIGHLIGHTS

HIGH TRAFFIC AREA

14,000 SQUARE-FOOT CENTER

TWO 1,400 SQUARE-FOOT SUITES ARE AVAILABLE TO LEASE

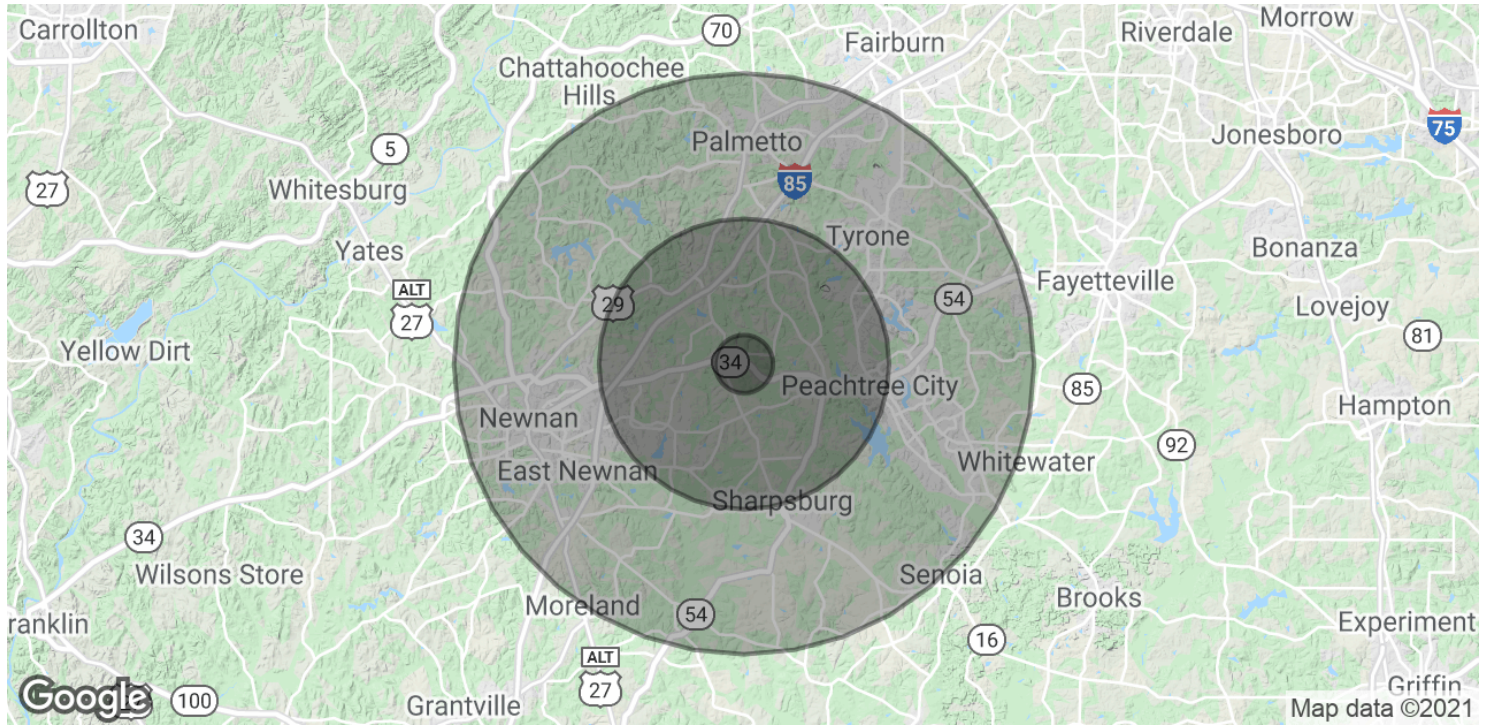


JJ THOMASSON IV

770.362.9307

jjthomasson@75jackson.com

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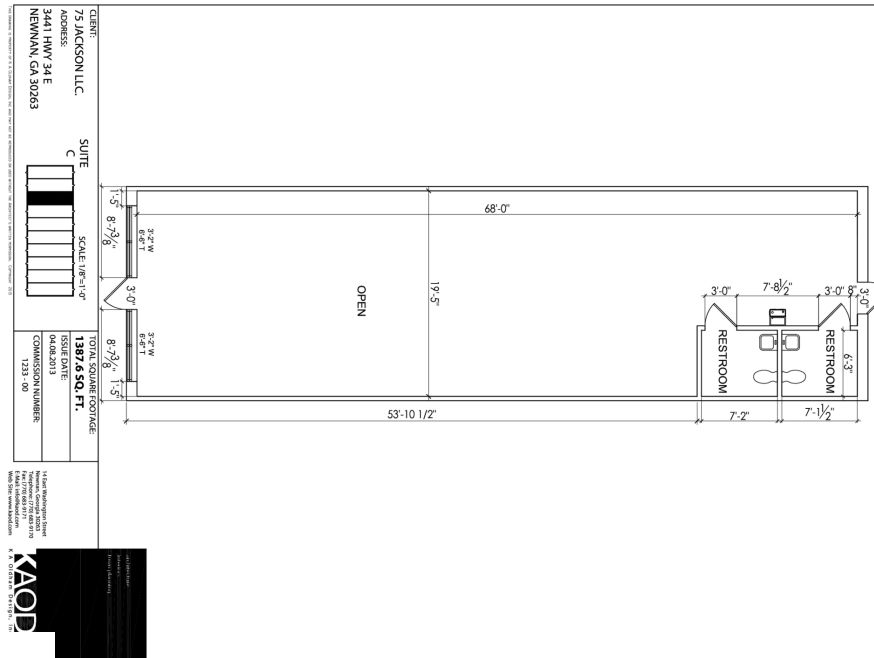
POPULATION	1 MILE	5 MILES	10 MILES
Total Population	2,628	50,427	153,805
Average age	36.5	36.3	37.8
Average age (Male)	35.6	35.1	36.9
Average age (Female)	36.9	37.1	38.4
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	907	18,046	55,812
# of persons per HH	2.9	2.8	2.8
Average HH income	\$81,175	\$81,598	\$85,361
Average house value	\$228,731	\$222,265	\$264,891

* Demographic data derived from 2010 US Census



PLANS

3441 HWY 34 EAST



LEGEND

LEASE INFORMATION

Lease Type:	NNN	Lease Term:	36 to 120 months
Total Space:	1,400 SF	Lease Rate:	\$16.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
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JJ THOMASSON IV
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 jjthomasson@75jackson.com

ADDITIONAL PHOTOS

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