



WEBB SHOPPING
CENTER

Riverdale, Georgia

RETAIL PROPERTY FOR LEASE

HARRISON PROPERTIES

PROPERTY SUMMARY



LEASE DESCRIPTION

Base rent plus pro rata share of CAM, RE taxes and property insurance.

PROPERTY HIGHLIGHTS

- 779 SF retail space available starting April 1, 2024
- Other tenants include El Progreso Grocery, 85 Nails, David's Insurance, Daisy's Hair Salon

OFFERING SUMMARY

Lease Rate:	\$9.00 SF/yr (NNN)
Number of Units:	17
Available SF:	779 SF
Lot Size:	3.3 Acres
Building Size:	30,408 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	3,660	22,617	53,270
Total Population	10,886	68,361	156,728
Average HH Income	\$49,514	\$53,256	\$51,903

WEBB SHOPPING CENTER

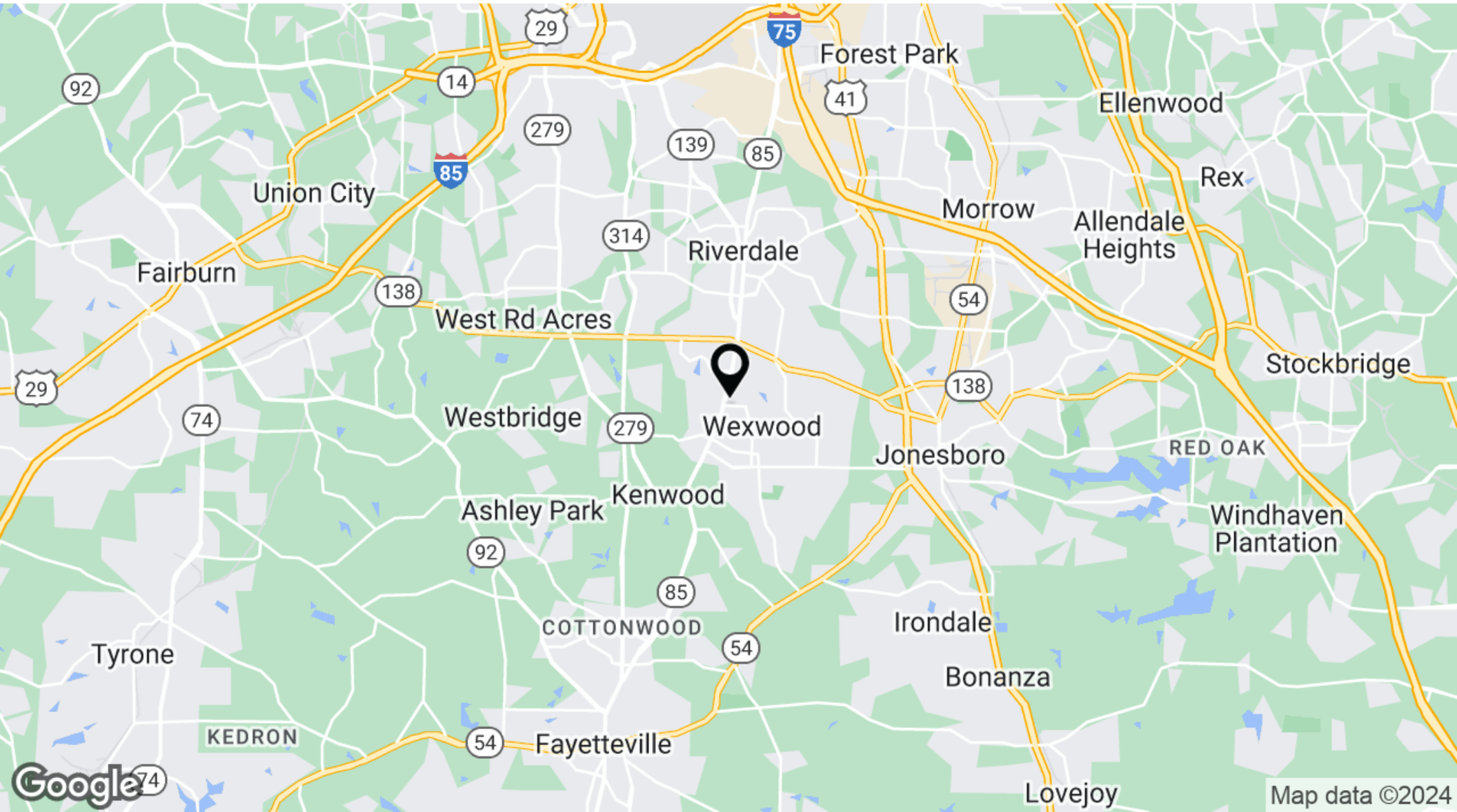
Riverdale, Georgia

RETAIL PROPERTY FOR LEASE

JOHN HARRISON
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HARRISON PROPERTIES
LOCATION MAP



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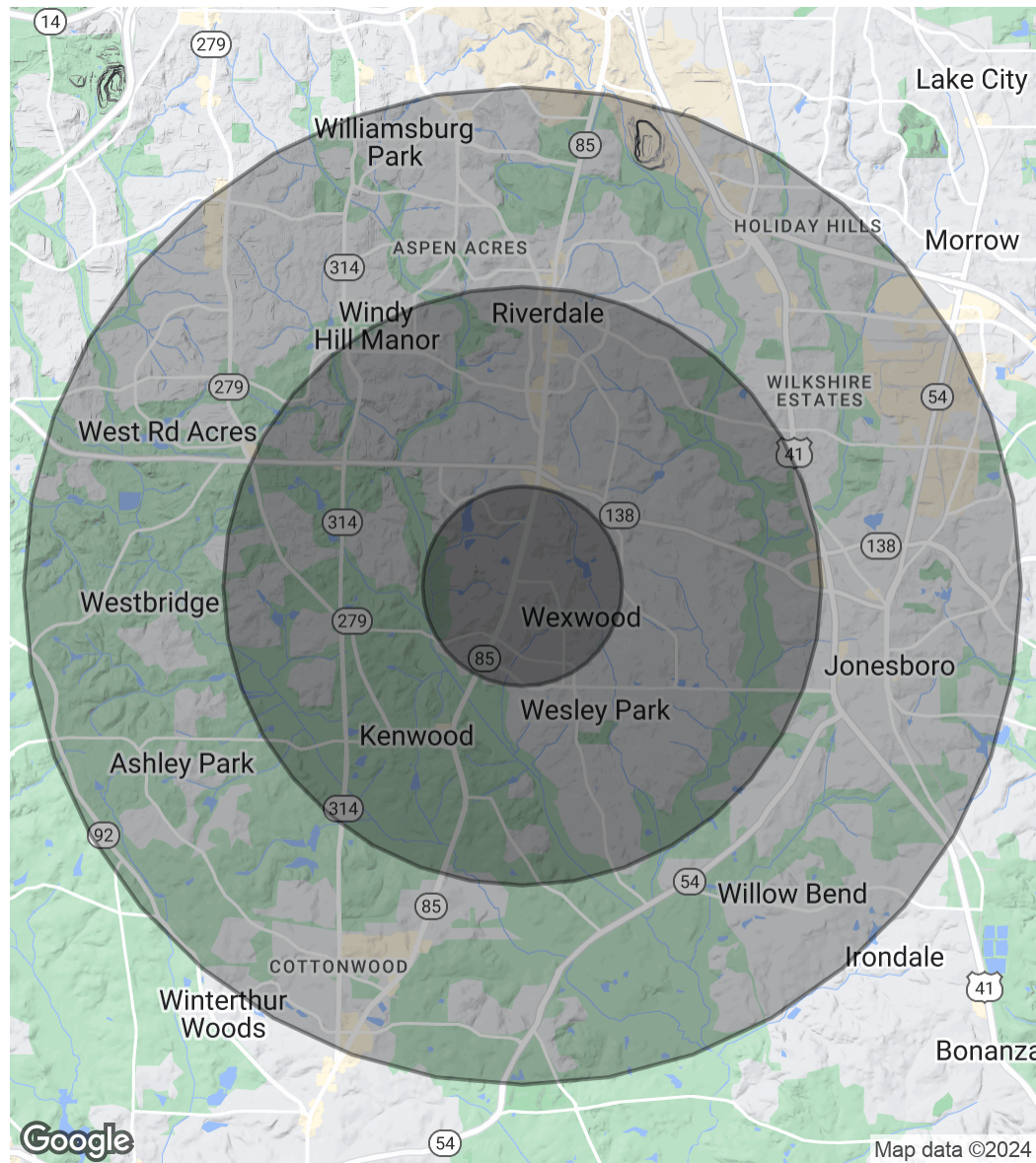


DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,886	68,361	156,728
Average Age	28.6	31.3	31.8
Average Age (Male)	24.5	28.0	29.9
Average Age (Female)	32.3	34.2	33.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,660	22,617	53,270
# of Persons per HH	3.0	3.0	2.9
Average HH Income	\$49,514	\$53,256	\$51,903
Average House Value	\$117,720	\$134,525	\$146,444

2020 American Community Survey (ACS)



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