

# FOR LEASE

Retail Space 1,573 SF  
Available August 1, 2024

# Powers Ferry Plaza Shopping Ctr

1275 Powers Ferry Rd, Suite 140  
Marietta, GA 30067



## PROPERTY HIGHLIGHTS

- ✓ Suite 140 - 1,573 SF (21' wide x 70' deep) **Available August 1, 2024**
- ✓ Rate: \$26.00 PSF/ \$6.50 PSF CAM
- ✓ 85,656 SF Free Standing Neighborhood Center
- ✓ Year Built: 1968/ Renovated : 2016
- ✓ Parking: 415 Free Surface Spaces Available
- ✓ Anchored by Micro Center
- ✓ Electronic Reader Board - Available for all Tenants
- ✓ Frontage: 905' on Powers Ferry Road with 2 Curb Cuts
- ✓ Traffic Light at Entrance Along Powers Ferry Road
- ✓ Peach Pass Exit from I-75/ Terrell Mill Road
- ✓ Located at the NE corner of Powers Ferry Road & Terrell Mill Road in Marietta
- ✓ All Equipment Available for Sale



### DEMOGRAPHICS

	3 Mile	5 Miles
Population	85,625	188,169
Income	\$78,619	\$88,865

### TRAFFIC COUNTS

Powers Ferry Rd.	33,000
Terrill Mill	20,000
Delk Rd.	23,500



**Richard Bowers & Co.**  
260 Peachtree Street | Suite 2400  
Atlanta, GA 30303  
(404) 816-1600  
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For More Information contact:

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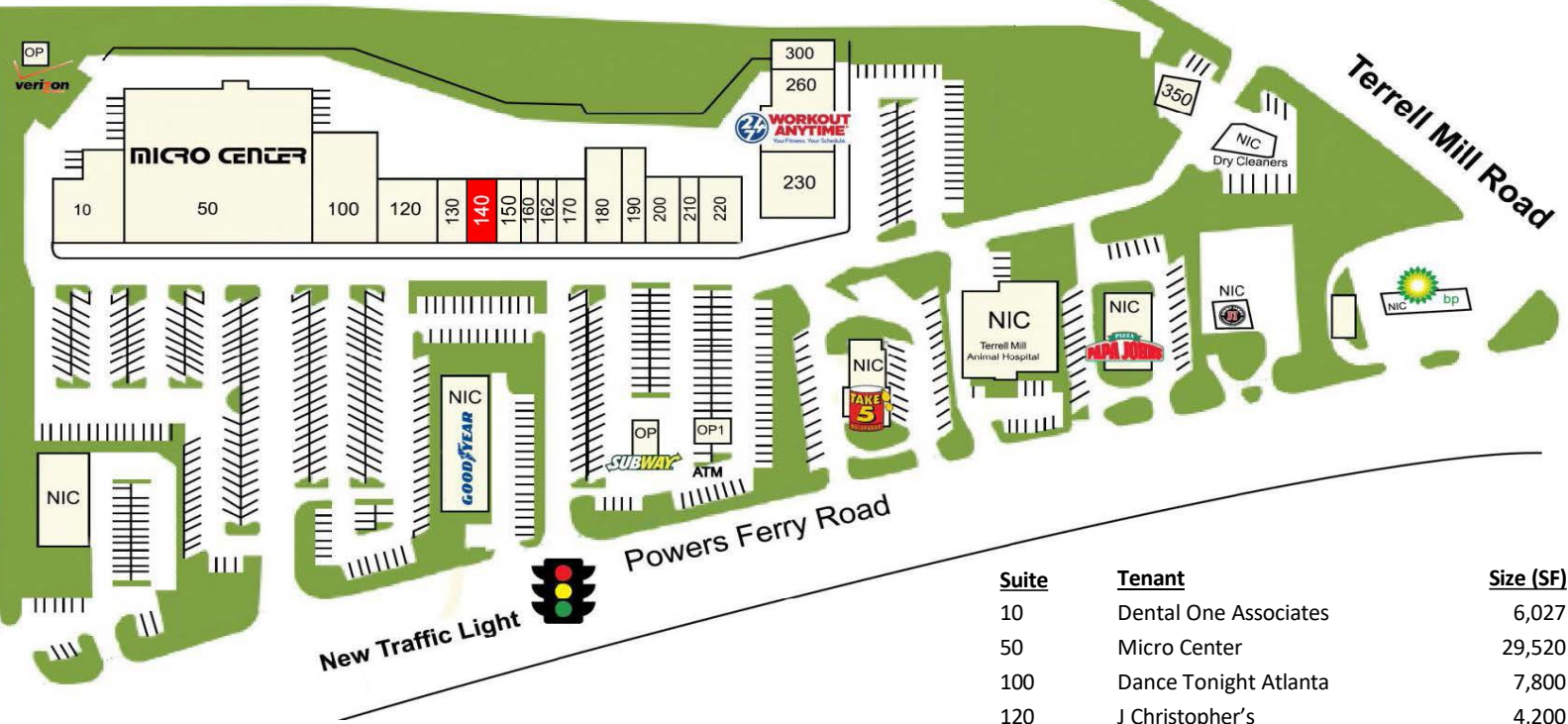
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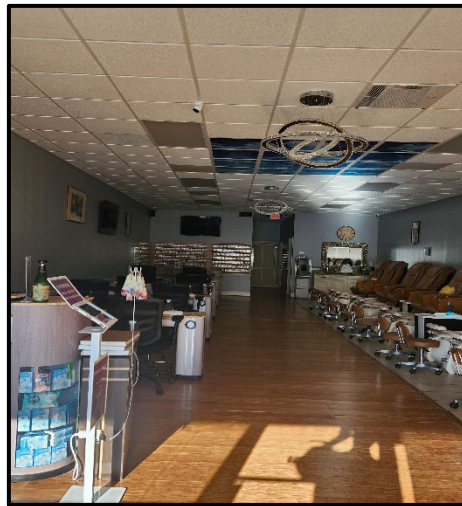
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## Site Plan



Suite	Tenant	Size (SF)
10	Dental One Associates	6,027
50	Micro Center	29,520
100	Dance Tonight Atlanta	7,800
120	J Christopher's	4,200
130	Pizza	1,927
140	Available August 1, 2024	1,573
150	MK Jewelry	1,680
160	Goodwill	1,100
162	Ruby Beauty Center	1,420
170	Mountain View Pharmacy	2,051
180	The Great Wall	3,500
190	SalonCentric	2,500
200	Brazilian Grocery Store	2,100
210	Brazilian Beauty Supply	1,400
220	Skinsations	2,800
230	Bakery/Restaurant	4,600
260	Anytime Fitness	5,900
300	McIntyre Chiropractic	1,800
350	Jacobs Java Café	320
OP	Bank of America ATM	
OP	Verizon Wireless	3,300



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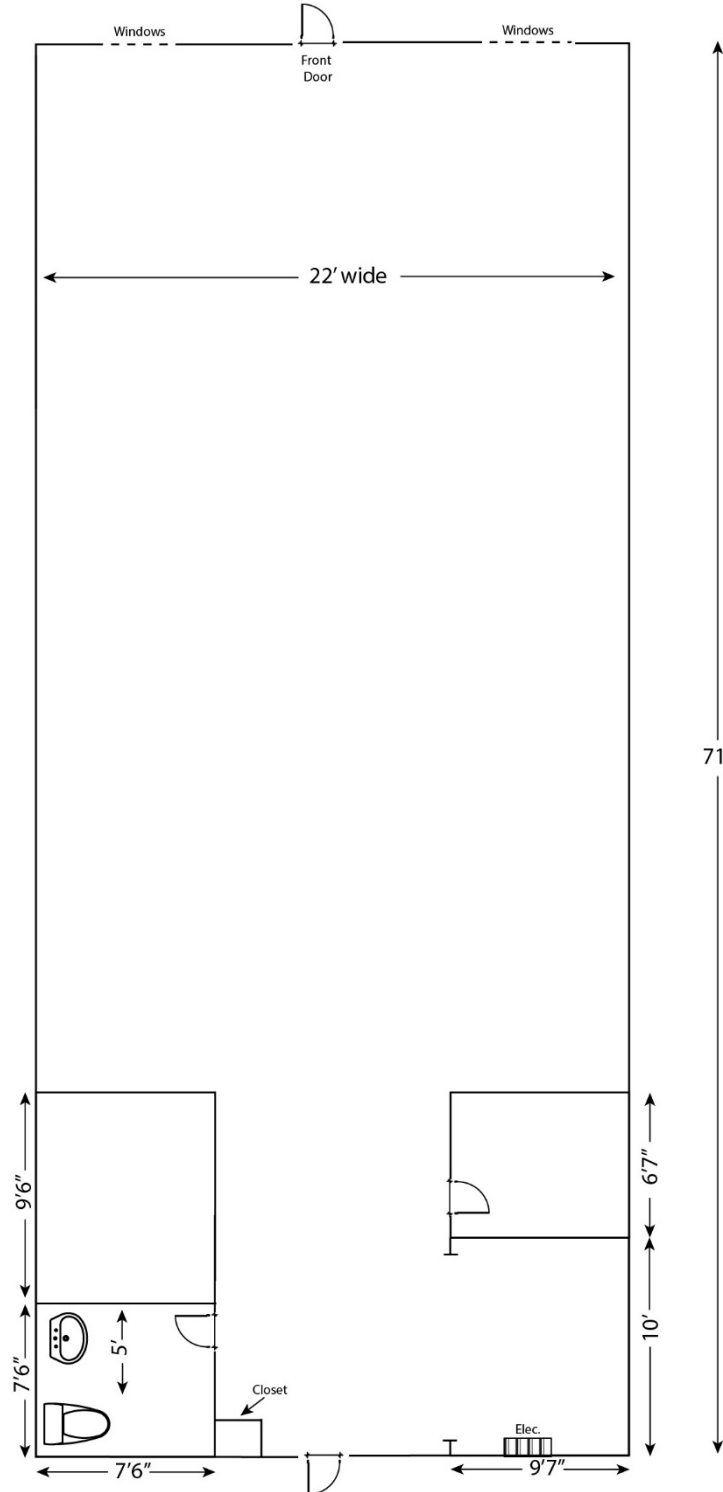
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### Floor Plan- Suite 140- 1,573 SF



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