ShopOne Centers
110 East 42nd Street
12th Floor
New York, NY 10017

# SHARON GREENS

1595 Peachtree Parkway, Cumming, GA 30041
TOTAL GLA: 98,224

## BRIEF DESCRIPTION

Sharon Greens Shopping Center is ideally situated at the intersection of Sharon Pond Road and Peachtree Parkway, seeing nearly 60,000 vehicles per day. This intersection is the major corridor that services the affluent residents in the immediate area. The property was developed as a Kroger-anchored neighborhood shopping center and has had exceptional tenant demand since it's constuction in 2001. This property includes a 1.64 acre development pad.










## DEMOGRAPHICS

| 2026 ESTIMATES | POPULATION | HOUSEHOLDS | HH INCOME |
|---|---|---|---|
| 1-Mile | 6,730 | 2,315 | $279,182 |
| 3-Mile | 59,125 | 19,578 | $224,573 |
| 5-Mile | 160,778 | 54,794 | $214,313 |

| TRAFFIC COUNTS | |
|---|---|
| Total | 58,500 |
| Peachtree Parkway | 43,000 |
| Sharon Pond Road | 15,500 |

## PROPERTY HIGHLIGHTS

### BULLET POINTS

- County: Forsyth
- Type: Retail
- Year Built: 2001
- Metro Area: Atlanta

## CONTACTS

### LEASING

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### LEASING TEAM

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| SUITE | GLA | TENANT |
|---|---|---|
| PAD SITE - 1.64 ACRE | 0 | Available |
| 1595 | 54,139 | Kroger |
| 1595-104 | 4,123 | Move & Breathe Yoga |
| 1595-106 | 1,400 | Sushi Sama |
| 1595-107 | 1,400 | Scenthound |
| 1595-108 | 1,400 | Kumon Math & Reading |
| 1595-112 | 2,668 | Erawan Thai |
| 1595-114 | 1,500 | Papa John's |
| 1595-116 | 5,400 | Available |
| 1595-118 | 3,600 | OVO Salon |
| 1595-120 | 1,184 | Goodwill |
| 1595-122 | 1,750 | Young Chef's Academy |
| 1595-124 | 1,400 | Exercise Coach |
| 1595-128 | 2,800 | Pristine Nail Salon |
| 1595-130 | 1,960 | OM's Clothes Cleaners |
| 1595-200 | 1,050 | Jeremiah's Italian Ice |
| 1595-200A | 1,050 | Punitha Cafe |
| 1595-201 | 1,600 | KBites Cupbap and Kimbap |
| 1595-202 | 1,200 | Great Clips |
| 1595-204 | 1,400 | The UPS Store |
| 1595-206 | 1,400 | Beltone Hearing Center |
| 1595-207 | 2,800 | North Georgia Smiles |
| 1595-210 | 3,000 | Chase Bank |