

# Parkside West Cobb

## Marietta, Georgia

3805 Dallas Highway, Marietta, GA 30064

- 2,100 sf available
- Sprouts anchored center in Marietta
- Ideally located along one of Cobb County's primary commuter routes and resides at the epicenter of the trade area's dominant retail node
- Average household income over \$160,000 within a one mile radius of the shopping center
- Strong national tenant mix to include retail, organic grocer, personal care and fitness



### KEY TENANTS

Sprouts, Marshalls, Petco, Stein Mart and Ulta.

### TRAFFIC COUNTS

Dallas Highway	30,800	AADT
Casteel Road	5,150	AADT

### DEMOGRAPHICS

	1 Mi Radius	3 Mi Radius	5 Mi Radius
Population	3,687	38,280	119,548
Households	1,284	13,003	40,564
Avg HH Income	\$160,635	\$145,146	\$132,592
Daytime Pop	2,970	9,316	22,985



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Tenant	Sf	Ste	Tenant	Sf	Ste
Cielo Blue Mexican Grill	3,300	100	Stein Mart	32,000	440
Nail Care Spa	3,500	104	Rack Room Shoes	6,000	500
<b>Available</b>	<b>2,100</b>	<b>108</b>	Mellow Mushroom	5,000	800
Peace of Popcorn	1,404	112	Pacific Dental	3,016	804
Great Clips	1,400	116	Edible Arrangements	1,609	808
Sprouts	30,157	200	Club Pilates	1,916	810
Ulta	10,020	300	Verizon	1,916	812
Petco	12,585	340	Jersey Mike's	1,404	814
Marshalls	21,500	400	Zoe's Kitchen	2,800	816

