



SOUTHTREE

COMMERCIAL REAL ESTATE

RETAIL FOR LEASE

306 WILLOW BEND RD., PEACHTREE CITY, GA



Recently Renovated

PROPERTY DETAILS

Recently renovated.

24,915 RSF of walkable retail located in desirable Peachtree City and highly visible to Hwy 54.

High surface parking ratio (4.8 spaces per 1,000 sf) (18 golf cart spaces)

Direct access to 100+ miles of multi-use paths with connectedness to all Peachtree City neighborhoods (via golf cart, bike, pedestrian, etc.)

AVAILABILITY

Suite 306 - 925 SF



EMILY WINKLE

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STCOM.US



**201 PROSPECT PARK, SUITE A,
PEACHTREE CITY, GA 30269**



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LEASE TERM 3 - 10 years

NNN RENT Please Inquire

TIA Subject to creditworthiness and length of lease term

ESCALATION 4.0% per year

ADDTL RENT In addition to NNN Rent, Tenant shall pay its pro-rata share of operating expenses

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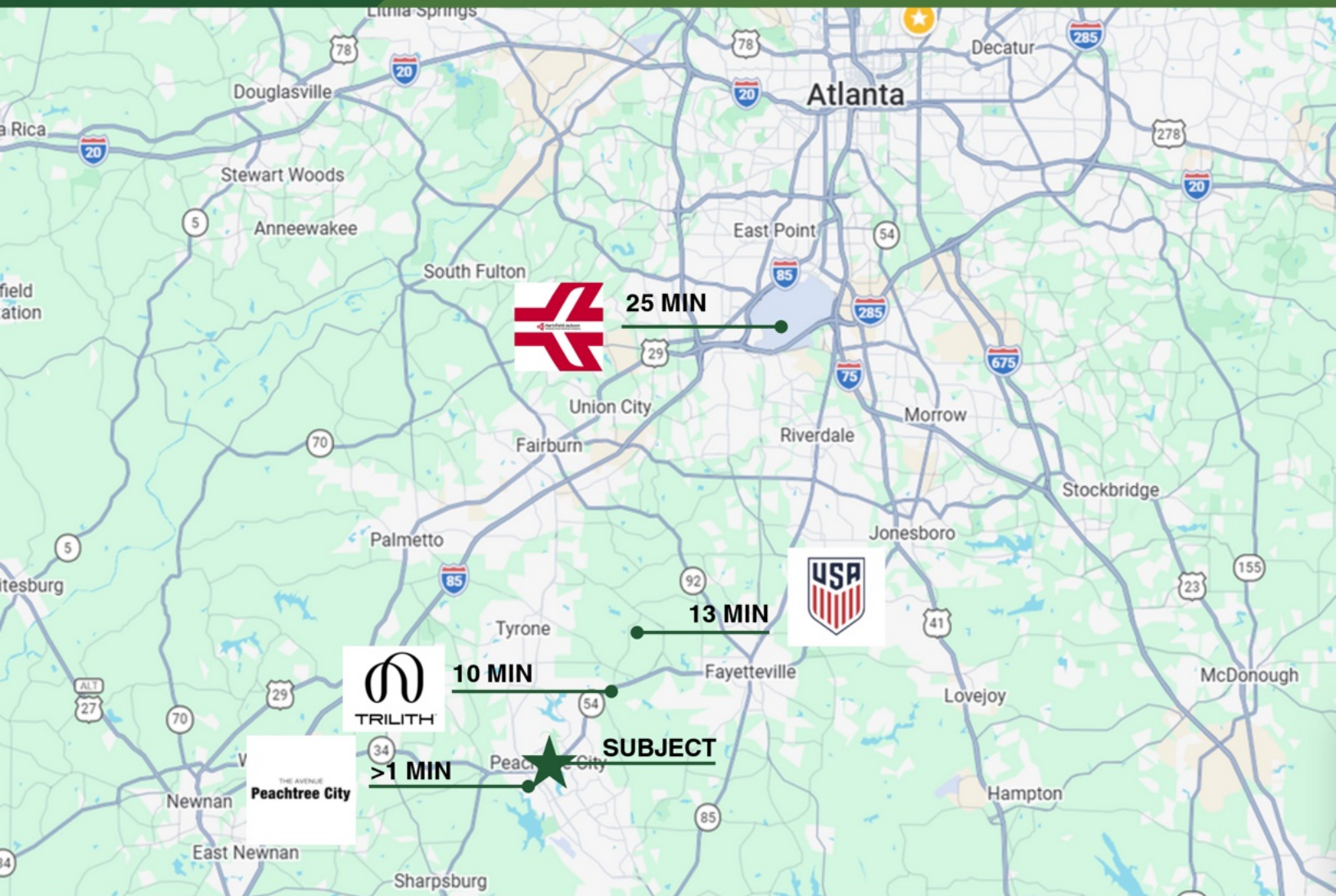
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2023 Est. Population		2023 Est. Total Employees		2023 Avg. Household Income	
1 Miles	7,083	1 Miles	8,288	1 Miles	\$137,537
3 Miles	35,895	3 Miles	18,464	3 Miles	\$142,201
5 Miles	62,928	5 Miles	26,938	5 Miles	\$148,153



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