



SIZE

79,699 square feet

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	7,328	70,243	177,908
Households	2,397	23,473	63,165
Median HH Income (\$)	83,168	72,381	74,599

MAJOR TENANT(S)

Publix
Cold Stone Creamery



LOCATION

1750 Powder Springs Road SW | Marietta, GA 30064

PROPERTY HIGHLIGHTS

- Anchored by Publix with national tenants Orangetheory Fitness and The UPS Store
- Separately owned outlots Walgreens, Wendy's and Chase Bank generate additional traffic
- Located at the intersection of Macland Road and Powder Springs Road, with more than 71,649 vehicles per day combined traffic on the two roads
- Population exceeds 70,500 residents within a three-mile radius with an average household income over \$99,000

LEASING CONTACT

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MORE INFO






www.phillipsedison.com

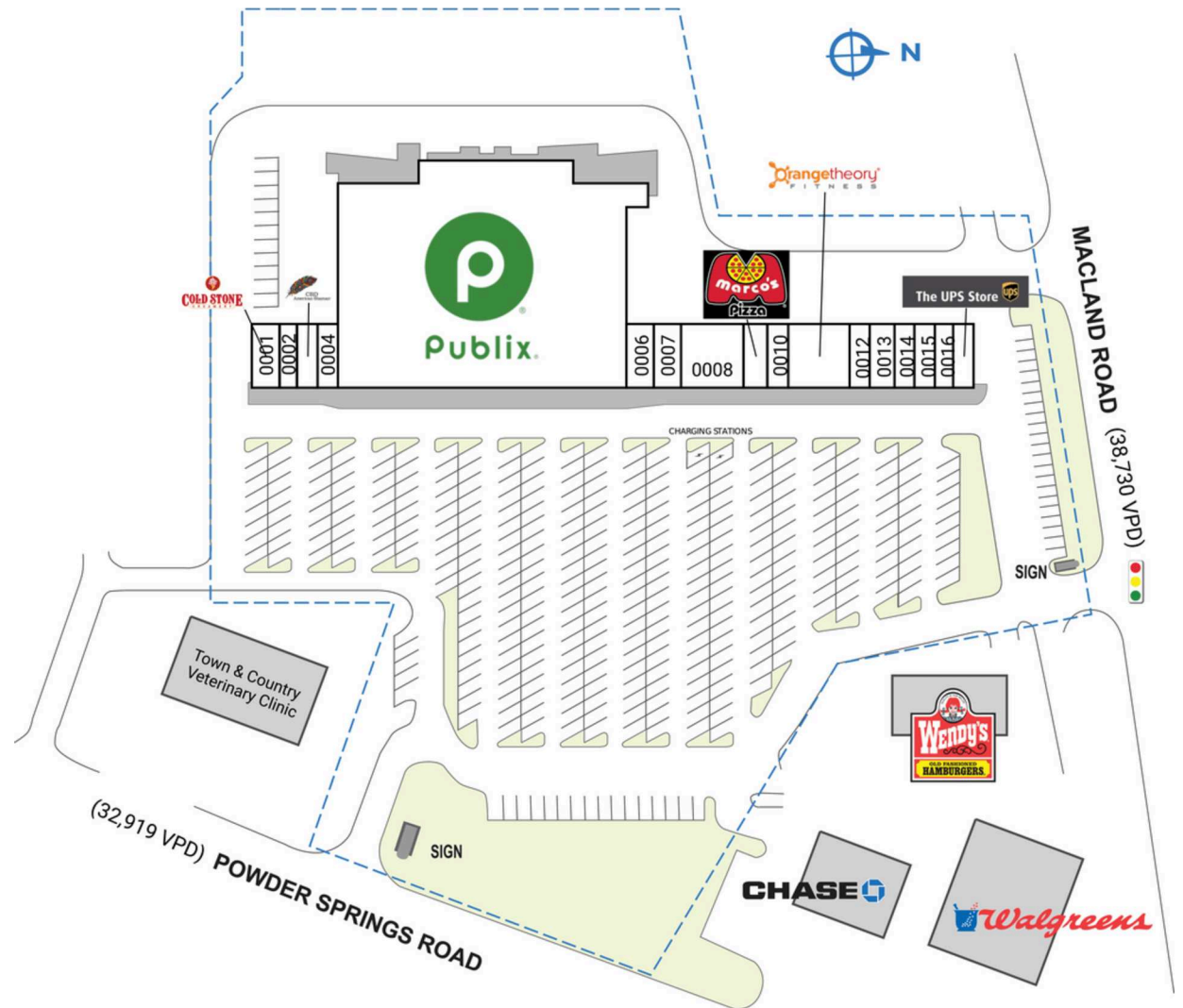


MACLAND POINTE

1750 Powder Springs Road SW | Marietta, GA 30064

SPACE	TENANT	SQ. FT.
0001	Cold Stone Creamery	1,500 SF
0002	Helen's Hair & Barber Shop	900 SF
0003	CBD American Shaman	1,200 SF
0004	Clinic Klinik	1,200 SF
0005	Publix	55,999 SF
0006	Paradise Smoothie Juice Bar	900 SF
0007	Macland Spirits	1,500 SF
0008	M & J Home Cooking	3,600 SF
0009	Marco's Pizza	1,200 SF
0010	Nail Time	1,200 SF
0011	Orangetheory Fitness	3,600 SF
0012	Dragon 168	1,200 SF
0013	Horseshoe Bend Chiropractic Clinic	1,500 SF
0014	Feet & Body Press Massage & Reflexology	900 SF
0015	Family Eyecare of Marietta	1,200 SF
0016	Hairworld	900 SF
0017	The UPS Store	1,200 SF
TOTAL SQ. FT.		79,699

SITE LEGEND	
	Available
	Leased (not occupied)
	Site Boundary
	Occupied
	Owned by Others



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.

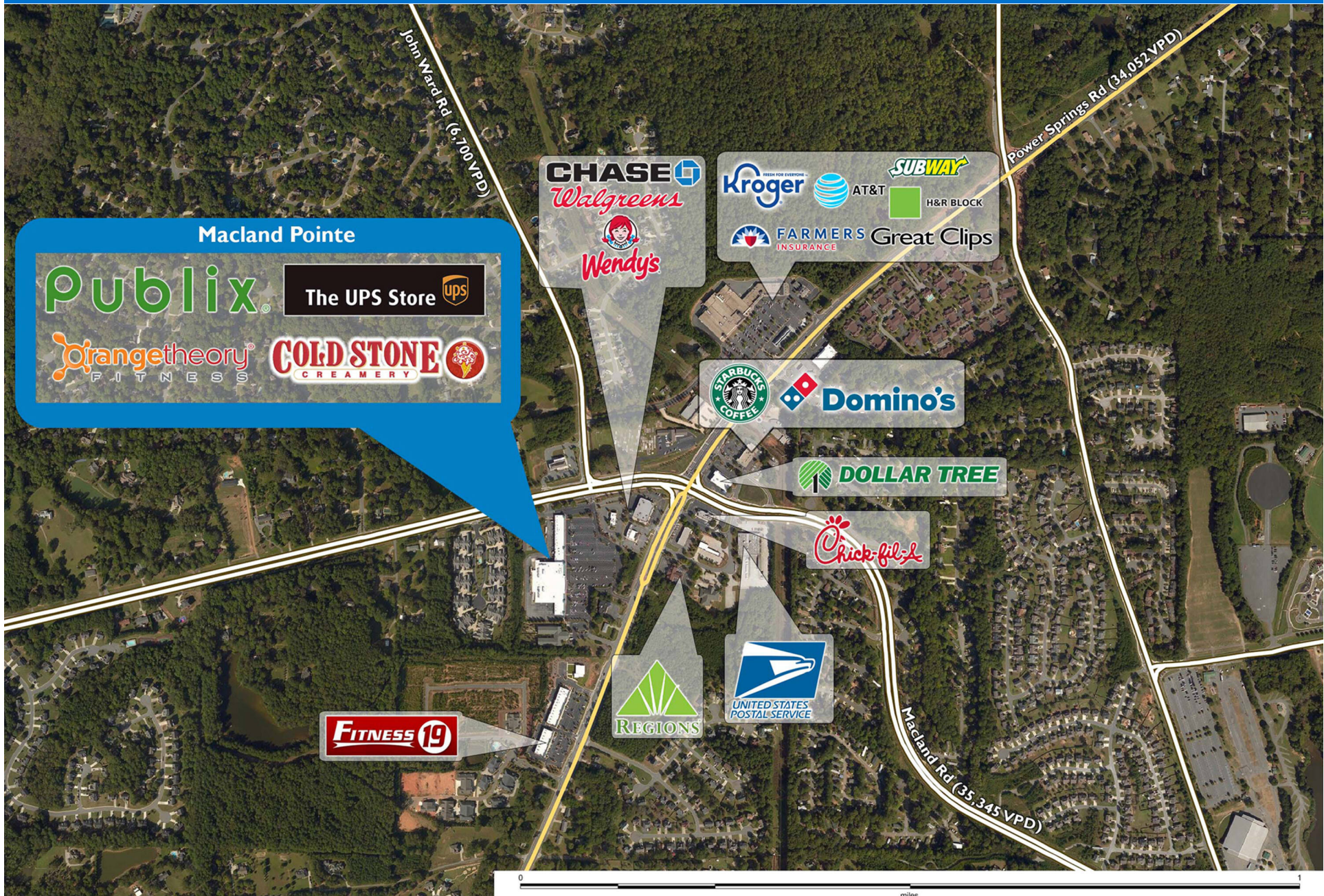
MACLAND POINTE

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Demographic Summary Report

1990 - 2000 Census, 2022 Estimates & 2027 Projections

Calculated using TAS Retrieval Retrieval

Mar 20, 2023



Macland Pointe Marietta, GA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Q2 2022 Estimated Population	7,328	70,243	177,908
	2027 Projected Population	7,710	74,334	188,039
	2010 Census Population	6,712	62,832	159,445
	2000 Census Population	5,767	59,314	150,459
	1990 Census Population	3,985	42,148	110,064
	Historical Annual Growth 1990 to 2000	3.76%	3.48%	3.18%
	Historical Annual Growth 2000 to 2010	1.53%	0.58%	0.58%
	Estimated Annual Growth 2010 to 2022	0.69%	0.88%	0.86%
	Projected Annual Growth 2022 to 2027	1.02%	1.14%	1.11%
	Median Age	37.3	36.6	37.7
Households	Q2 2022 Estimated Households	2,397	23,473	63,165
	2027 Projected Households	2,522	24,891	66,812
	2010 Census Households	2,195	20,909	56,492
	2000 Census Households	1,964	19,891	52,767
	1990 Census Households	1,392	14,641	40,632
	Historical Annual Growth 1990 to 2000	3.51%	3.11%	2.65%
	Historical Annual Growth 2000 to 2010	1.11%	0.50%	0.68%
	Estimated Annual Growth 2010 to 2022	0.69%	0.91%	0.88%
	Projected Annual Growth 2022 to 2027	1.02%	1.18%	1.13%
	Population per Household	3.06	2.87	2.76
Population by Race	White	35.2%	34.6%	40.7%
	Black or African American	32.5%	38.7%	33.2%
	Asian & Pacific Islander	3.0%	2.7%	2.5%
	Other Races	2.8%	3.1%	3.2%
	Hispanic Population	26.4%	20.9%	20.5%
Income	Average Household Income	\$96,676	\$87,982	\$98,655
	Median Household Income	\$83,168	\$72,381	\$74,599
	Per Capita Income	\$31,625	\$30,016	\$35,440
Education (Age 25+)	Elementary	6.8%	6.7%	7.0%
	Some High School	4.2%	6.5%	5.3%
	High School Graduate	24.2%	24.1%	22.7%
	Some College	19.0%	20.3%	19.8%
	Associates Degree Only	8.2%	9.2%	7.9%
	Bachelors Degree Only	24.9%	21.6%	24.2%
	Graduate Degree	12.6%	11.6%	13.1%
Business	Number of Businesses	109	780	3,410
	Total Number of Employees	977	9,714	51,170
	Employees per Business	8.94	12.45	15.01
	Residential Population per Business	67.09	90.00	52.18

This report was produced using data from private and government sources deemed to be reliable and is herein provided without representation or warranty.