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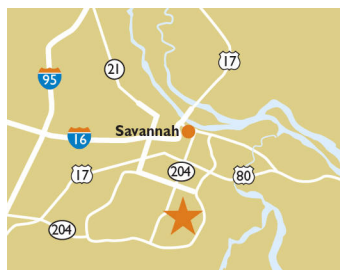
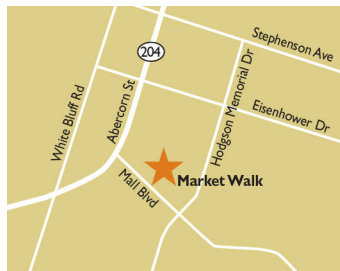
263,829 square feet

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	5,815	63,454	142,660
Households	2,686	25,764	58,316
Median HH Income (\$)	59,746	58,034	56,795

MAJOR TENANT(S)

Kroger
 Dick's Sporting Goods
 Chipotle Mexican Grill



LOCATION

318 Mall Boulevard | Savannah, GA 31406

PROPERTY HIGHLIGHTS

- Anchored by Kroger Marketplace, the number one grocer by market share in the Savannah area, and co-anchored by Dick's Sporting Goods
- Additional tenants include Chipotle, West Marine, and Jason's Deli
- Population exceeds 63,400 in a three-mile radius with an average household income greater than \$80,100
- The center is situated at the confluence of Mall Boulevard, Abercorn Street and Hodgson Memorial Drive, which benefits from over 65,400 vehicles per day
- Shopping center has 2.8M estimated visitors; the Kroger is the #5 most visited grocery store in GA (out of 863), #3 most visited Kroger in GA (out of 167), and #39 most visited Kroger in the U.S. (out of 1,213)

LEASING CONTACT

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MORE INFO

www.phillipsedison.com



SPACE	TENANT	SQ. FT.	300D	COMING AVAILABLE	1,500 SF
A	L & L Hawaiian BBQ	1,200 SF	500A	Jason's Deli	4,800 SF
B	PostalAnnex	1,120 SF	500B	COMING AVAILABLE	2,200 SF
C	Viet Taste	2,400 SF	600A	Visionworks	3,000 SF
FUEL	Kroger Fuel	176 SF	600B	D&D Nails	1,340 SF
SHAD	Panda Express		600C	Chipotle Mexican Grill	2,310 SF
1	West Marine	11,040 SF	7135A	J.B. Rourke	3,200 SF
2	Guitar Center	13,920 SF	7135B	Legacy Nail Spa	2,000 SF
3	Buffalo Wild Wings	6,768 SF	7135C	Sola Salon Studios	5,040 SF
4	AVAILABLE	7,548 SF	7201A	Top Crab & Seafood Bar	7,275 SF
100	Kroger	119,411 SF	7201B	The Original Pancake House	4,850 SF
200	Dick's Sporting Goods	55,000 SF	7201C	PJ's Thai Cuisine	1,166 SF
300A	European Wax Center	1,750 SF	TOTAL SQ. FT. 263,829		
300B	The Urgent Care Center	3,640 SF			
300C	Pizza Hut	1,175 SF			

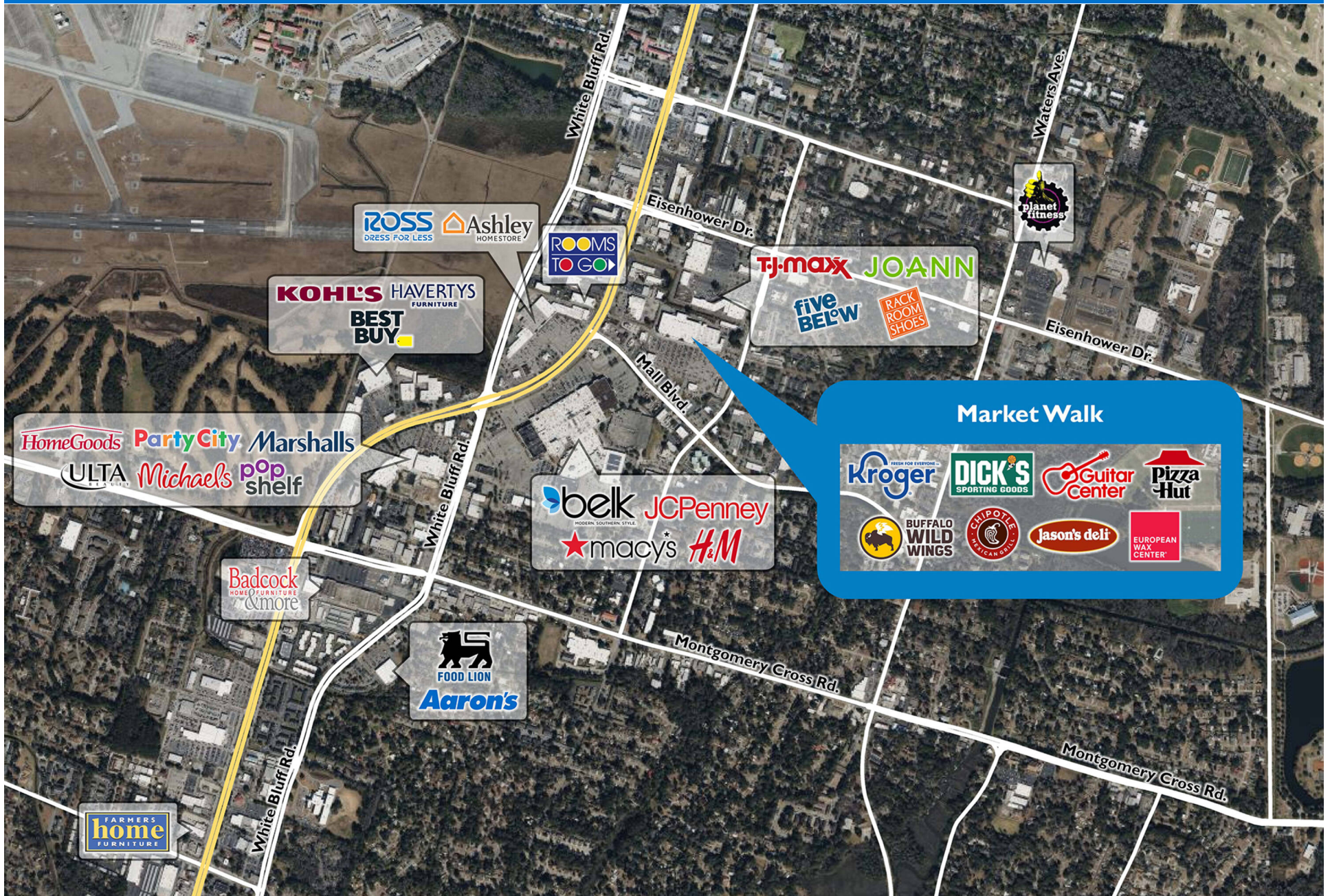
SITE LEGEND	
 Available	 Occupied
 Leased (not occupied)	 Owned by Others
 Site Boundary	





MARKET WALK

318 Mall Boulevard | Savannah, GA 31406



Demographic Summary Report

1990 - 2000 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval Retrieval

Apr 17, 2024



Latitude: 32.00644

Longitude: -81.112907

Market Walk Savannah, GA		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Q4 2023 Estimated Population	5,815	63,454	142,660
	2028 Projected Population	5,947	64,039	144,211
	2010 Census Population	5,485	62,215	141,867
	2000 Census Population	5,934	65,223	141,015
	1990 Census Population	6,279	66,853	145,644
	Historical Annual Growth 1990 to 2000	-0.56%	-0.25%	-0.32%
	Historical Annual Growth 2000 to 2010	-0.78%	-0.47%	0.06%
	Estimated Annual Growth 2010 to 2023	0.43%	0.14%	0.04%
	Projected Annual Growth 2023 to 2028	0.45%	0.18%	0.22%
	Median Age	36.0	36.9	36.4
Households	Q4 2023 Estimated Households	2,686	25,764	58,316
	2028 Projected Households	2,740	26,005	59,088
	2010 Census Households	2,424	24,460	54,938
	2000 Census Households	2,614	25,450	55,168
	1990 Census Households	2,668	25,162	54,838
	Historical Annual Growth 1990 to 2000	-0.20%	0.11%	0.06%
	Historical Annual Growth 2000 to 2010	-0.75%	-0.40%	-0.04%
	Estimated Annual Growth 2010 to 2023	0.75%	0.38%	0.43%
	Projected Annual Growth 2023 to 2028	0.40%	0.19%	0.26%
	Population per Household	2.13	2.34	2.30
Population by Race	White	46.7%	40.0%	41.1%
	Black or African American	38.5%	45.3%	45.6%
	Asian & Pacific Islander	3.3%	3.1%	3.1%
	Other Races	4.6%	4.3%	3.7%
	Hispanic Population	6.8%	7.4%	6.5%
Income	Average Household Income	\$75,039	\$80,103	\$81,923
	Median Household Income	\$59,746	\$58,034	\$56,795
	Per Capita Income	\$34,938	\$33,536	\$34,538
Education (Age 25+)	Elementary	1.3%	1.9%	2.4%
	Some High School	2.6%	6.8%	6.8%
	High School Graduate	27.3%	28.4%	27.3%
	Some College	27.5%	26.0%	24.5%
	Associates Degree Only	7.0%	6.8%	7.0%
	Bachelors Degree Only	21.9%	18.2%	19.2%
	Graduate Degree	12.4%	11.9%	12.8%
Business	Number of Businesses	1,235	3,105	4,935
	Total Number of Employees	15,282	46,470	75,569
	Employees per Business	12.37	14.97	15.31
	Residential Population per Business	4.71	20.44	28.91

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