

COMMONS AT CHASTAIN

745 Chastain Road
Kennesaw, GA, 30144



For Leasing Information Call

404-381-2220

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BRIDGER
PROPERTIES



- High profile, Class A neighborhood strip center in Kennesaw, between I-75 and I-575
- Located less than a half a mile from Kennesaw State's main campus on Chastain Road.
- Adjacent thriving and growing Kennesaw State University has an enrollment of over 37,000 students.
- Strong daytime population with over 109,341 people in a 5-mile radius.
- Ample parking.
- Ideal location servicing a strong office market as well as Kennesaw State students, and adjacent industrial market.
- Total population of 185,205 people within a five-mile radius with a median household income of \$80,569.
- Chastain Road sees 33,050 vehicles per day.

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SITE PLAN



| UNIT | TENANT | SF |
|------|---------------|-------|
| 1000 | Morning Shift | 3,904 |
| 1030 | Teriyaki Box | 2,285 |
| 1040 | Ken Nails | 1,305 |
| 1050 | The Joint | 1,305 |
| 1060 | Prime Health | 2,019 |
| 1080 | Massage Envy | 3,364 |
| 1110 | Olive & Bloom | 2,051 |
| 1120 | AVAILABLE | 1,414 |

| UNIT | TENANT | SF |
|------|---------------------------|-------|
| 1130 | AVAILABLE | 1,417 |
| 1140 | Your CBD Store | 633 |
| 1150 | Marlow's Tavern | 3,473 |
| 2000 | Chase Bank | 2,350 |
| 2010 | Chip Cookies | 1,600 |
| 2020 | Rico! Healthy Fresh Grill | 1,863 |
| 2030 | Starbucks | 1,800 |

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Trade Area Overview



Population 2022

| | |
|--------|---------|
| 1 Mile | 6,586 |
| 3 Mile | 67,216 |
| 5 Mile | 198,285 |



Population Growth 2020-2025

| | |
|--------|-------|
| 1 Mile | 1.00% |
| 3 Mile | 0.60% |
| 5 Mile | 0.80% |



Households 2022

| | |
|--------|--------|
| 1 Mile | 3,051 |
| 3 Mile | 25,549 |
| 5 Mile | 70,168 |



Household Income 2022

| | |
|--------|----------|
| 1 Mile | \$58,025 |
| 3 Mile | \$90,271 |
| 5 Mile | \$96,351 |

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PROPERTY PHOTOS

