

PENINSULA AT BUCKHEAD

2591 PIEDMONT ROAD, ATLANTA, GA 30324

PRIME RETAIL SPACE AT THE CORNER OF PIEDMONT RD & SIDNEY MARCUS BLVD



ESTD 2020

BRIDGER
PROPERTIES

PENINSULA AT BUCKHEAD

SITE PLAN



UNIT	TENANT	SF
1008	AVAILABLE	2,795
1112	State Farm	1,142
1115	CEG Bakery	836
1116	Rocky's Barbershop	1,464
1120	DEAL PENDING	1,072
1121	AVAILABLE	2,412

PENINSULA AT BUCKHEAD

TRADE AREA



POPULATION 2024

1 Mile	20,688
3 Mile	157,475
5 Mile	383,470



HOUSEHOLDS 2024

1 Mile	11,863
3 Mile	81,703
5 Mile	185,988



AVG HOUSEHOLD INCOME

1 Mile	\$111,145
3 Mile	\$134,592
5 Mile	\$135,767



DAYTIME POPULATION

1 Mile	12,689
3 Mile	195,079
5 Mile	508,478

PENINSULA AT BUCKHEAD

PROPERTY HIGHLIGHTS

- Premier Buckhead retail spaces located at the intersection of Piedmont Road and Sidney Marcus Boulevard
- Class A mixed-use project including 314 luxury apartments units (99% leased)
- Adjacent to Lindbergh Plaza, a 395,000 square-foot landmark power center anchored by one of the Southeast's top-performing Home Depot and Target stores, alongside Best Buy, Chipotle, and Starbucks.
- High-volume commuter traffic corridor: Piedmont Road (42,055 VPD) and Sidney Marcus (27,871 VPD)
- Prominently located at the convergence of four city's most-traveled thoroughfares



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