



# roswell wieuca

GROCERY-ANCHORED CENTER  
IN THE HEART OF BUCKHEAD

4365 Roswell Rd.  
Atlanta, GA 30342

ESTD 2020  
**BRIDGER**  
PROPERTIES

**nuveen**

# prime destination



Located in the **North Buckhead** corridor - one of Atlanta's most prestigious submarket with a daytime population of 170k.

750 ft of **unobstructed visibility** and frontage along Roswell Rd.

Positioned at the **gateway** to Chastain Park, a 268-acre park with a wide range of **amenities**.

**Strong tenant line-up** with grocery-anchor The Fresh Market & retailers Ace Hardware and several best-in-class local food and beverage operators.

**#1 most visited** Fresh Market in Atlanta MSA.

## A VIBRANT HUB IN AFFLUENT AREA

### FAMILY CENTRIC

Grocery anchored center located in high density area

### \$139K AVERAGE HHI

within a 5-mile radius

### NOW OPEN

Perc Coffee



nuveen

# the heart of atlanta's economy

This area is particularly popular for its strong schools and a growing number of tech and business professionals. With a median household income above the state average and a significant portion of residents holding college degrees, the community offers a well-educated and economically stable demographic.

**1.4M**

Residents within 5 miles

**\$139K**

Average household income within 5 miles

**285K**

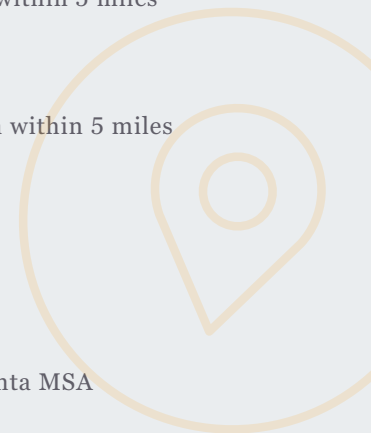
Average daytime population within 5 miles

**\$104B**

Growing Atlanta GDP

**3M+**

Growing population in Atlanta MSA



# site plan



**4365 | 14,600 SF**  
Ace Hardware

**4367 | 2,499 SF**  
Chicken Salad Chick

**4371 | 2,499 SF**  
Gusto!

**4377 | 2,400 SF**  
Willy's Mexican Grill

**4383 | 4,500 SF**  
Goldberg's Deli

**4389 | 4,632 SF**  
Abbadabba's

**4405 | 22,921 SF**  
The Fresh Market

**4407 | 22,921 SF**  
Learning Express

**4409 | 3,664 SF**  
Fitness Depot

**4411 | 1,986 SF**  
Deca Dental

**4413 | 2,388 SF**  
Club Pilates

**4415 | 3,004 SF**  
Leased

**4360 | 1,635 SF**  
Perc Coffee

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**nuveen**



# much more than a mall

EXPLORE A GREAT SHOPPING DESTINATION



## contact

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