

THE MARGO APARTMENTS

6050 Roswell Rd NE, Sandy Springs, GA 30328




BRIDGER
PROPERTIES

THE MARGO

PROPERTY HIGHLIGHTS

- Ground-level retail located in the vibrant core of Sandy Springs, just a short walk from City Springs- the area's top retail and lifestyle destination.
- Highly visible location with exposure to 42,000 VPD on Roswell Rd and 26,000 VPD on Hammond Drive.
- Easy connectivity to major routes including GA-400 and I-285
- Located in Sandy Springs, one of metro Atlanta's most sought-after suburbs, boasting a household income of over \$125,000 and a strong population growth.

For more leasing information:

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THE MARGO

SITE PLAN



UNIT	TENANT	SF
100	Pho24	3,585
200	Sweathouz	2,362
300	AVAILABLE	2,149
400	AVAILABLE	1,345



POPULATION 2024

1 Mile	14,978
3 Mile	90,757
5 Mile	230,025



HOUSEHOLDS 2024

1 Mile	6,754
3 Mile	40,560
5 Mile	103,048



AVG HOUSEHOLD INCOME

1 Mile	\$124,277
3 Mile	\$145,915
5 Mile	\$145,365



MEDIAN AGE

1 Mile	37.7
3 Mile	38
5 Mile	38.4

THE MARGO

TRADE AREA OVERVIEW

