

PACES CENTER

3599 Atlanta Road, SE
Smyrna, GA 30080

Cobb County



LEASING INFORMATION

JIMMY DAVIS

770.597.0490

jimmy.davis@bridger-properties.com

ESTD  2020

BRIDGER
PROPERTIES

- Paces Center is the 21,212 Square Foot Center located at Atlanta Road and Paces Ferry Road in Smyrna, Georgia.
- The property was recently renovated with fresh exterior paint, newly installed awnings, and upgraded landscaping.
- With **95,993 Residents** and 88,637 Employees within 3 miles, the area sees extremely busy daytime and evening business.
- Property is 2 minutes away from Home Depot Headquarters, currently attracting **974,400 Annual Visitors**.
- **AVAILABLE SPACE IS 4,750 SF FORMER BELLA'S PIZZA!!**



PACES CENTER

TRADE AREA OVERVIEW



Total Population

1 MILE: 12,053
 3 MILE: 95,993
 5 MILE: 220,657



Total Households

1 MILE: 5,483
 3 MILE: 46,785
 5 MILE: 98,380



Median HH Incomes

1 MILE: \$108,547
 3 MILE: \$91,155
 5 MILE: \$85,552



Total Employees

1 MILE: 17,618
 3 MILE: 88,637
 5 MILE: 159,311

PACES CENTER

PROPERTY PHOTOS



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SITE PLAN



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UNIT	TENANT	SIZE (SF)
A-1	Paces Bottle	2,100
A-3	AVAILABLE	4,750
A-4	Cigar Villa	1,700
A-5	China Taste	1,060
A-6	Get Razored Barber	1,040
A-7	Graze Craze	1,040

UNIT	TENANT	SIZE (SF)
A-8	Alterations by Kim	1,040
A-9/10	Tonchu Taekwondo	1,935
A-11	Senor Tequila	2,220
A-12	Endless Nail & Spa	1,080
A-13	Sushi Tong	1,516
A-15	Stan's Cleaners	1,240