

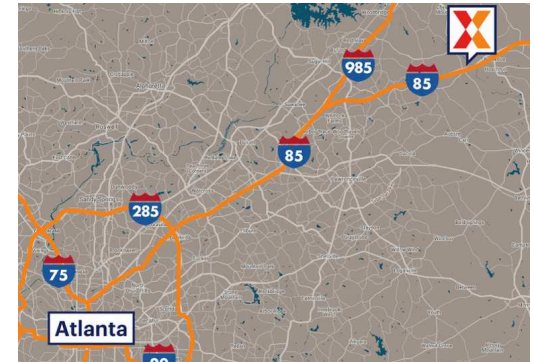


Atlanta-Sandy Springs-Alpharetta, GA

VINEYARDS AT CHATEAU ELAN

34.1048, -83.8138
2095 Highway 211 NW | Braselton, GA 30517

CENTER SIZE: 79,047 SF



| DEMOGRAPHICS | 1 MILE | 3 MILE | 5 MILE |
|--------------|-----------|-----------|-----------|
| 👤👤👤 | 2,679 | 20,437 | 51,905 |
| 🏠 | 874 | 7,022 | 17,343 |
| 💰 | \$105,409 | \$110,592 | \$104,343 |

Publix-anchored shopping center with a diverse tenant mix of local and national retailers to meet community needs

Surrounded by an affluent population with an average household income of \$110,000+ within 3 miles

Close proximity to Chateau Elan Winery & Resort, which draws 1MM+ visitors annually

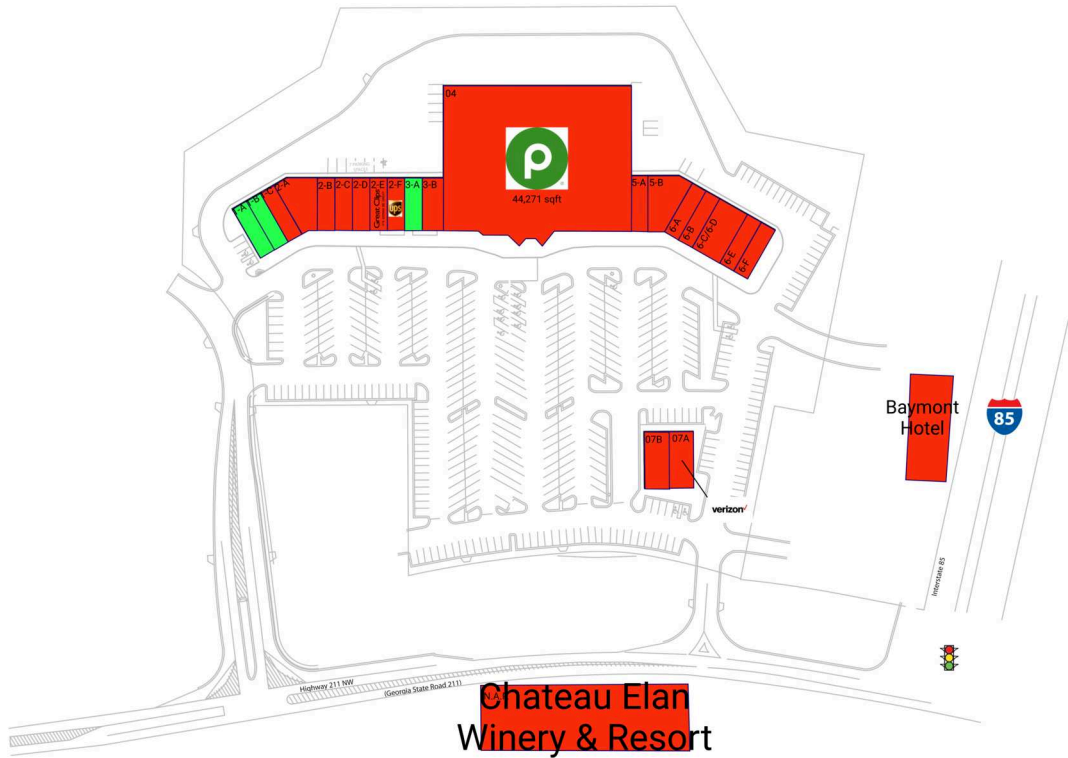
Conveniently located off of I-85

Specialty retail space and pop-up shop locations available

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AVAILABLE SPACE

| | |
|-----|----------|
| 1-A | 1,400 SF |
| 1-B | 1,400 SF |
| 3-A | 2,100 SF |

CURRENT RETAILERS

| | | |
|---------|------------------------------------|-----------|
| N.A.P. | Chateau Elan Winery & Resort | |
| N.A.P.2 | Baymont Hotel | |
| 1-C | Mimi's Aesthetics | 1,400 SF |
| 2-A | Animal Emergency Care of Braselton | 2,688 SF |
| 2-B | Felix Cleaners | 1,400 SF |
| 2-C | Your CBD Store | 1,400 SF |
| 2-D | China Garden | 1,400 SF |
| 2-E | Great Clips | 1,400 SF |
| 2-F | The UPS Store | 1,400 SF |
| 3-B | The Puppy Pantry | 2,100 SF |
| 04 | Publix | 44,271 SF |
| 5-A | Papa John's | 1,400 SF |
| 5-B | Style-Your-Way | 2,044 SF |
| 6-A | Dr. Oluyemi Workman DDS | 2,044 SF |
| 6-B | Lavish Nail Bar | 1,400 SF |
| 6-C/6-D | ActiveKidz and Adult Therapy | 2,800 SF |
| 6-E | Elite Tan | 1,400 SF |
| 6-F | Nutrition Depot | 1,400 SF |
| 07A | Verizon Wireless | 2,100 SF |
| 07B | Foot Palace | 2,100 SF |

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