



# Holcomb Center

Roswell, GA

Atlanta-Sandy Springs-Alpharetta (GA)



**Katie Littlejohn**

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[www.kimcorealty.com/125460](http://www.kimcorealty.com/125460)



DENSITY AERIAL

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■ Available

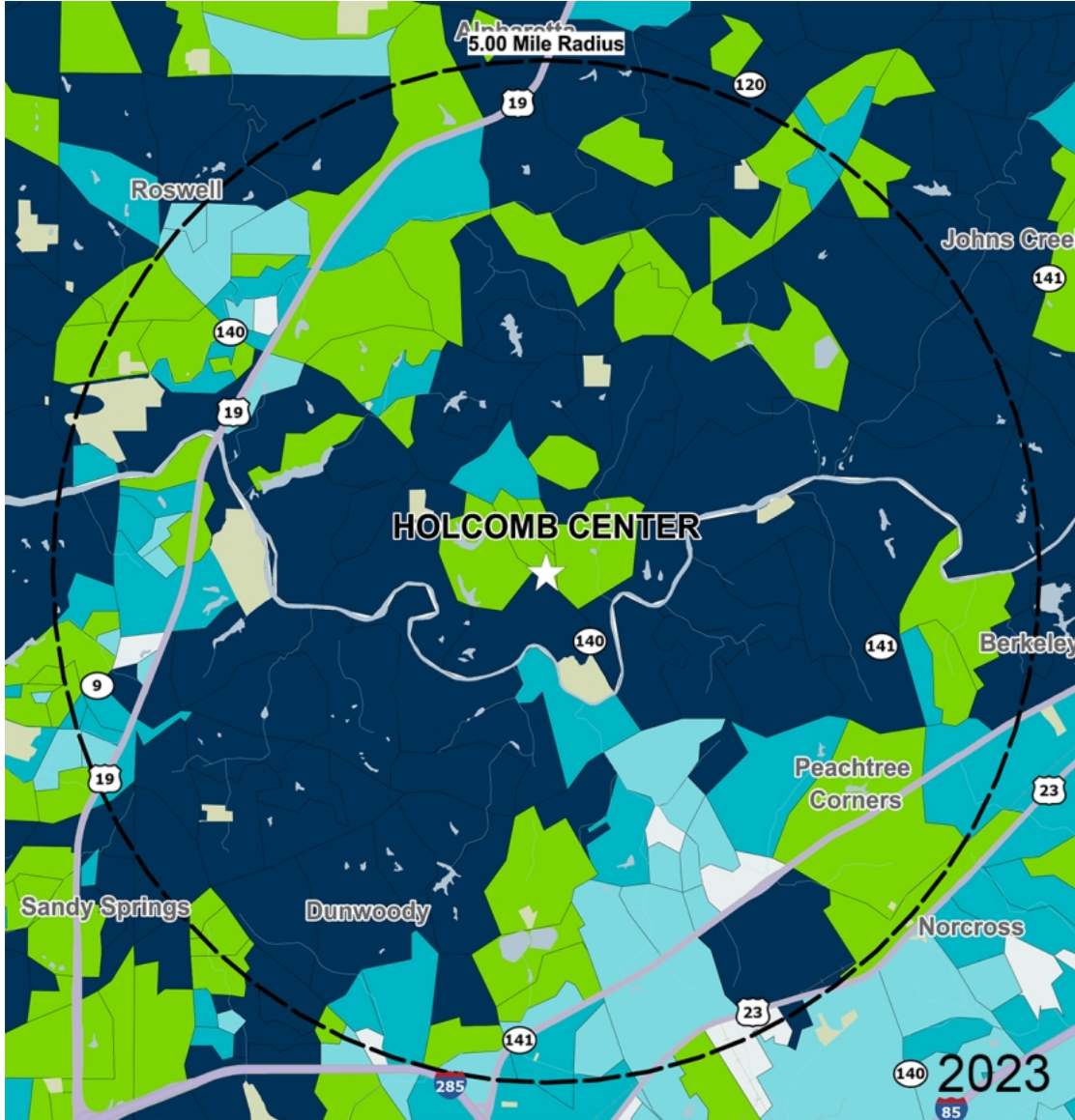


	TENANT	SQ FT
1	Available	2,937
1A	Available	7,350
2	Available	1,050
3	Available	1,100
4	Available	4,411
5	Available	1,050
6	Artistic Concrete Designs	1,050
7	Available	2,317
8	Available	1,953
9	China Heaven	1,400
10	SeaVentures	7,784
11	Available	1,290
12	Aikido	2,954
13	Ace of Fades Barbershop	1,657
14	Available	39,668
15	Available	18,588
16	Available	5,434
17	Platinum Beer, Wine & Spirit	1,600
18	Available	900
19	Available	1,200
20	Available	1,500

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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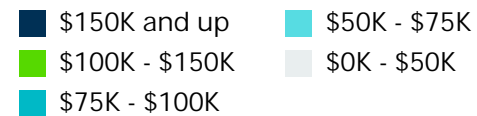
by Block Group

## Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	10,620	68,437	212,882
Daytime Pop	10,384	66,246	268,897
Households	4,573	26,351	83,165
Average HH Income	\$130,093	\$162,111	\$139,223
Median HH Income	\$101,773	\$118,801	\$96,806
Per Capita Income	\$56,045	\$62,497	\$54,443

## Average Household Income

Popstats, 4Q 2022, Trade Area Systems



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Rt. 140 & Nesbit Ferry Rd., Roswell, GA



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