



Retail Space Available

Market Center
1580 Holcomb Bridge Road
Roswell, GA

- NOW LEASING suites of 1,200 to 6,000 square feet
- 200,000 s. f. center anchored by busy Home Depot and Office Depot stores
- Join Home Depot, Office Depot, Subway, AT&T, and more!
- Located just east of GA-400 in affluent, densely populated Roswell, Georgia



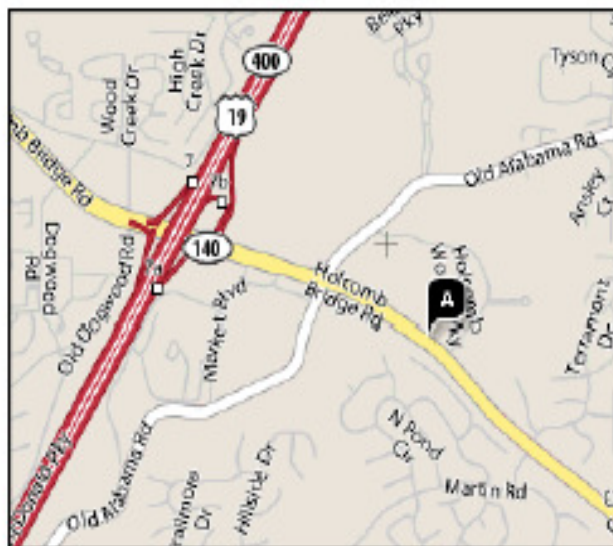
Demographics (2007 Estimates)			
	1-Mile Radius	3-Mile Radius	5-Mile Radius
Population	8,400	72,035	183,714
Average HH Income	\$97,566	\$101,515	\$114,646



Office DEPOT.



abbadabba's



- Situated at a signalized intersection, with high roadside visibility along Holcomb Bridge Road

- Traffic Counts

Holcomb Bridge 47,160 v. p. d.

Old Alabama 21,280 v. p. d.

GA Highway 400 150,660 v. p. d.

DISCLAIMER: While Broad Reach Retail Partners, LLC and its affiliates believe the information contained herein to be true and accurate, they make no claims or warranties. Any prospective tenant should conduct thorough, inde-



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Suite	Tenant	S.F.
3	Mobility Express	5,500
5	Available	2,500
6	AT&T Wireless	2,400
7	Available	2,000
8	Hot Nails	1,500
9	Physique Personal Training	1,500
10	PrideStaff	1,200
11	B&D Nest Egg	1,200
12	Available	1,200
13	Available	3,200
15	Office Depot	25,000
16	Subway	1,713
17	Cool Hair / Salon 1580	1,750
18	Abbadabba's	4,000
19	Kay's Cleaners	2,500
20	Available	2,500
21A	Available	1,479
21	Now & Again Bookstore	4,521
22	Japanese Sushi Restaurant	1,600
23	Borneo Wings	1,600
24	Cycleworks	4,693
25	Available	2,374
26	Metro Brokers/Better Homes	6,295
	TOTAL	82,225

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