



COLLEGE SQUARE

3640-3650 Mundy Mill Road
Gainesville, Georgia 30566

This neighborhood center is located in the southern portion of Hall County, which is the fastest growing area of Gainesville, Georgia. The permanent population of the trade area is 46,417 and this center offers excellent access to State Route 985 and Mundy Mill Road.

EXCLUSIVELY MARKETED BY:

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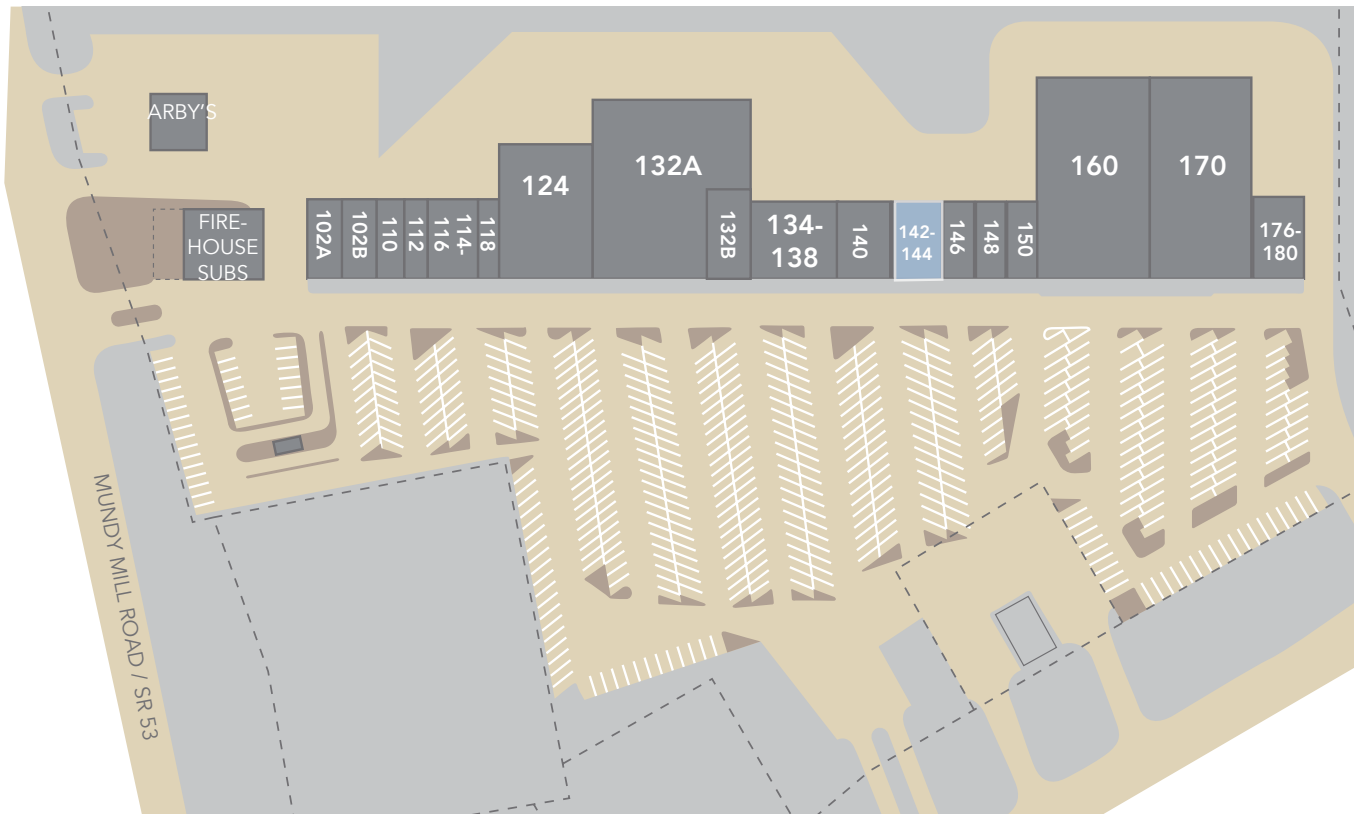
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Available

Suite	Tenant	SF
102A	Sumo Hibachi & Wings	1,733
102B	Pro Rehabilitation Partners	2,485
110	Ameriasian Nails	1,750
112	Hire Dynamics	1,400
114-116	Napoli's Pizza	3,150
118	A Touch of Class	1,080
124	Popshelf	9,600
132A	Aldi	20,581
132B	Cricket Wireless	2,244
134-136	El Sombrero Mexican Cafe	3,710
140	The Vile Nutrition	1,858
142-144	AVAILABLE	2,800
146	Swoffard Eye Services	1,400
148	Boost Mobile	1,400
150	H & R Block	1,260
160	Ollie's Bargain Outlet	23,348
170	Tractor Supply	23,110
176-180	University of North GA Real Estate Foundation	3,266

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DEMOGRAPHIC SNAPSHOT

2021

	1 mile	3 mile	5 mile
Population	1,955	30,706	73,922
Median HHI	\$46,948	\$57,389	\$55,748
Median Age	33.6	33.5	32.8
Total Households	795	9,473	23,353
Daytime Employees	4,473	15,639	39,814

TRAFFIC COUNT

2020

Atlanta Highway N of Site (TC 139-0178)	20,300 aadt
SR 53 (Mundy Mill Rd) E of 1-985 (TC 139-0285)	30,200 aadt

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