

FOR LEASE

# PROMENADE PLAZA SHOPS

1707-1729 Norman Drive, Valdosta, GA 31601



PROPERTY OWNER

±900 SF - ±11,370 SF OF  
INLINE SPACE AVAILABLE



LOCATED ACROSS FROM VALDOSTA MALL

EXCLUSIVE RETAIL LEASING

## KATZ & ASSOCIATES

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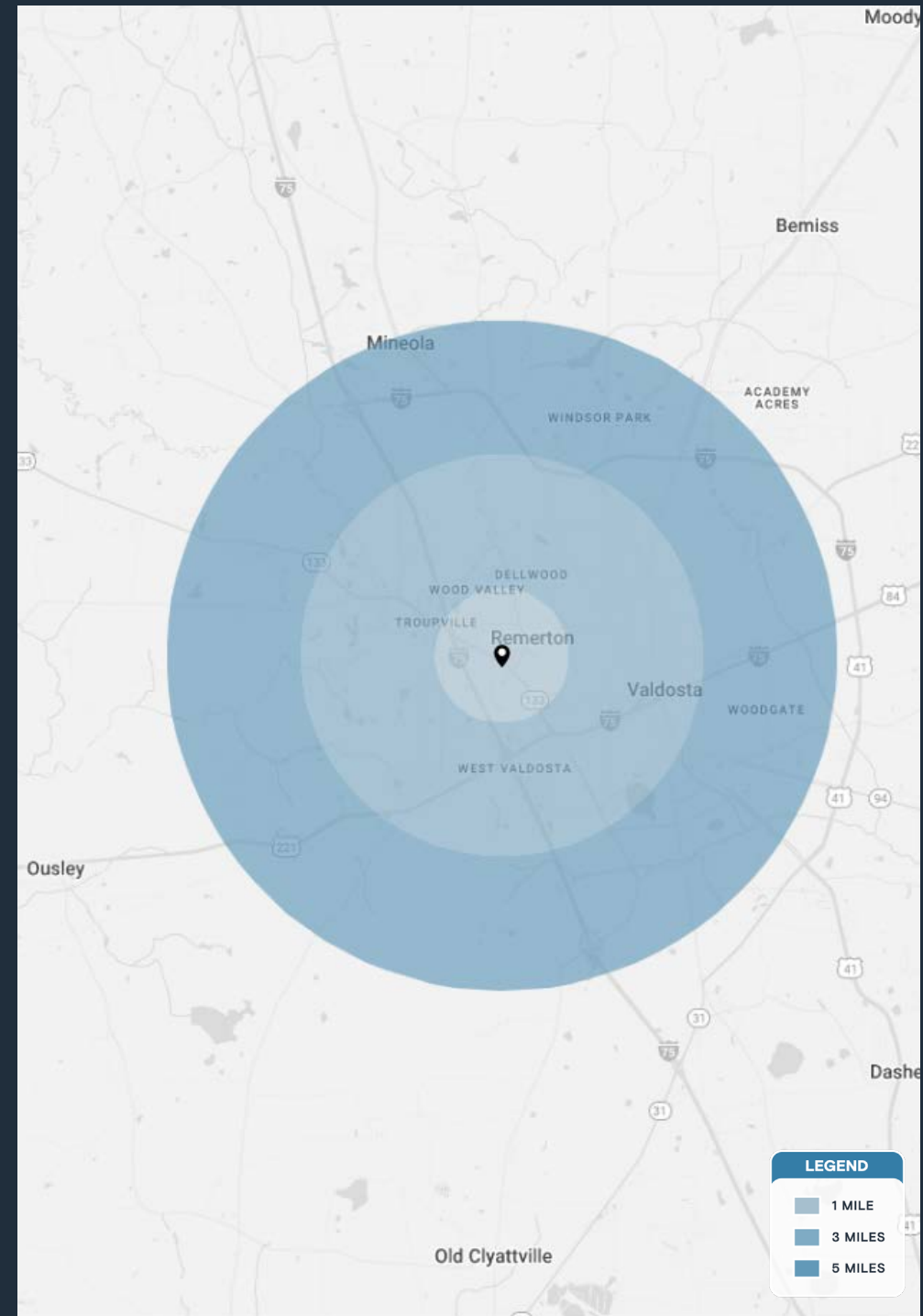
# Property Overview

## HIGHLIGHTS

- ±900 SF - ±11,370 SF of inline space available
- Located across from Valdosta Mall anchored by Belk, JC Penney, Ross, PetSmart and Old Navy, total GLA 573,788 SF
- Nearby retailers include: TJ Maxx, Michaels, Lowe's, Target, Kohl's, Kirkland's, Hobby Lobby and Home Depot
- Lowndes High School with ±3,210 students in close proximity
- Valdosta is home to Moody Air Force Base with ±5,682 military and civilian personnel
- South Georgia Medical Center will be expanding with a new tower to house Women's Infants, and Emergency Services
- Nearby Wild Adventures Theme Park features the south's largest ride collection, the region's largest water park and popular concert venue
- Valdosta State University is less than two miles from the plaza with enrollment of ±11,341 students
- Easy access to Interstate 75 with 53,600-56,800 AADT
- Traffic counts: St Augustine Road at Norman Road - 28,700 AADT
- The shopping center is currently undergoing facade painting

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	6,657	34,173	65,738
HOUSEHOLDS	2,913	13,261	25,562
EMPLOYEES	3,847	20,660	29,164
AVERAGE HH INCOME	\$46,544	\$65,994	\$66,645





## Tenant Roster

A-1729	Spruce Hair Studio	1,200 SF	G-1715E	Available	900 SF	K-1709	Mori's Japanese House	14,417 SF
B-1727	Available	1,200 SF	H-1715D	Beijing Cafe	2,400 SF	L-1707	Boba Tea Shop	2,800 SF
C-1725	Available	1,200 SF	I-1715A	World Finance Co.	1,200 SF	OP1	Popeye's	1,930 SF
D-1723	Available	1,200 SF	1714	Empire Beauty	13,163 SF	1A	Kay Jewelers	2,400 SF
E-1719	Deluxe Nail Spa	1,200 SF	1713	Octopharma Plasma	14,417 SF	1B	Chop Barbershop	1,200 SF
F-1717	Cici's Pizza	5,400 SF	J-1711	Available	11,370 SF	1C	5 Star Nutrition	1,200 SF













## Contact Brokers

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