

TRI-COUNTY PLAZA

WHLR

1065 Franklin Springs Street (US Highway 29)
Royston, GA 30662

WHEELER REAL ESTATE COMPANY
a subsidiary of Wheeler Real Estate Investment Trust

Size:
67,577 s.f.

Co-Tenants:

BI-LO

MAXWAY

SNAP
FITNESS 24-7
fast • convenient • affordable

SHOE SHOW






Traffic Counts:
10,990 AADT on
Franklin Springs Street

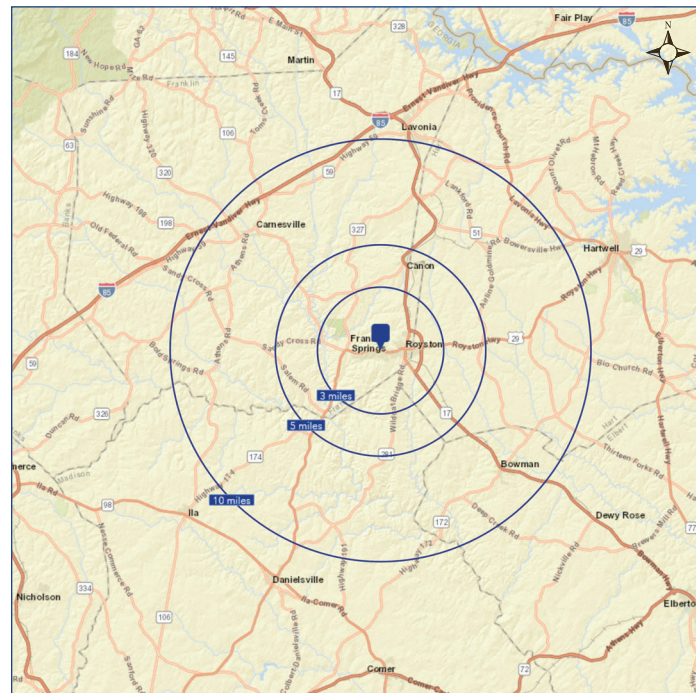
6,210 AADT on
Route 17 (Business)

Additional Info:
The City of Royston is located in three counties:
Franklin
Hart
Madison

Demographics*:

	3 Miles	5 Miles	10 Miles
 Population	5,604	9,094	26,058
 Households	2,099	3,493	9,999
 Average Household Income	\$45,229	\$48,232	\$51,337

* Based on 2010 Census & 2019 Estimates



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Wheeler Real Estate Company, a subsidiary of WHLR REIT, is a full service commercial real estate firm which specializes in leasing and managing grocery anchored shopping centers in the Northeast, Mid-Atlantic, Southeast and Midwest regions. Our current portfolio includes almost 6 million square feet of gross leasable area and is comprised of nearly 800 tenants located in 11 states. This broad exposure regularly brings Wheeler Real Estate Company into contact with national, regional, and local tenants such as Walmart, Kroger, Publix, Harris Teeter, Food Lion, BI-LO, SHOP 'n SAVE, Big Lots, T.J. Maxx, Hobby Lobby, Starbucks, and Verizon.

The information contained herein was furnished to us by sources we deem to be reliable, but no warranty or representation is made to the accuracy thereof. This offering is subject to correction or errors and omissions, change of price, prior to sale/lease or withdrawal from the market, without notice.

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Suite	Tenants	S.F.
10	Bi-Lo	36,377
30	Snap Fitness	4,550
60	Maxway	14,300
70	Shoe Show	2,800
80	Royston Nails	1,050
90	AVAILABLE	1,000
100	AVAILABLE	900
110	AVAILABLE	1,800
130	AVAILABLE	3,600
160	AVAILABLE	1,200
TOTAL CENTER SIZE		67,577

