

PARAMOUNT

REALTY

CRANE CREEK

630 CRANE CREEK DRIVE, AUGUSTA, GA 30907 Richmond County | GLA: ± 58,249 SF







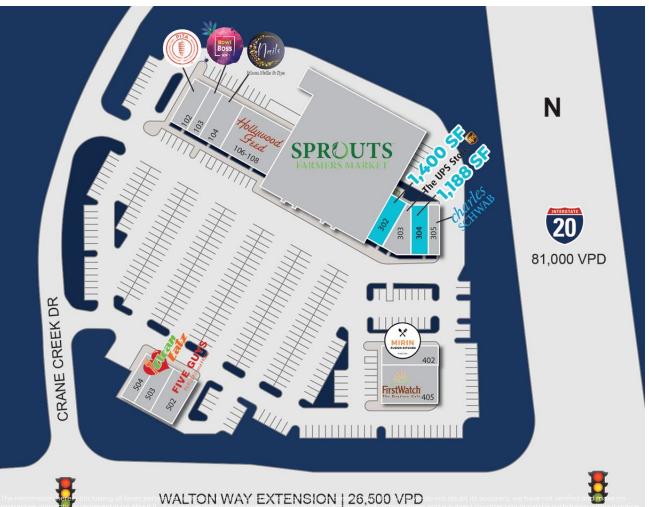






- Anchored by the 6th most visited Sprouts in Georgia (Placer.AI), and 1 of 3 specialty grocers in a 70-mile radius
- Benefits from a signalized access point, providing ease of entrance and exit for the nearly 27,000 daily travelers on Walton Way Extension

DEMOGRAPHICS	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population:	3,774	67,200	145,850
Avg. HH Income:	\$75,959	\$67,906	\$72,936
Households:	3,160	30,188	62,513







CRANE CREEK FOR LEASE

Tenant	Size
	30,060 SF
'	2.100 SF
	1,400 SF
	•
Moon Nails & Spa	2,100 SF
Hollywood Feed	3,150 SF
AVAILABLE	1,400 SF
UPS Store	1,986 SF
AVAILABLE	1,188 SF
Charles Schwab	1,690 SF
Mirin Asian Fusion	1,820 SF
First Watch	3,780 SF
Five Guys	2,400 SF
Clean Eatz	1,055 SF
Clean Eatz	2,020 SF
	AVAILABLE UPS Store AVAILABLE Charles Schwab Mirin Asian Fusion First Watch Five Guys Clean Eatz





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