



# WINDWARD PROMENADE

Hwy 9 South of Windward Pkwy  
Alpharetta / Fulton Co.

## RETAIL SPACE FOR LEASE



### Site Access:

Property has two curbcuts on Highway 9 (one with a traffic light) and direct access to Windward Parkway.

### Other Uses In the Area:

Deerfield (a mixed use development containing office, retail and residential components), Home Depot, Kroger, Walmart, Lowe's and numerous shops and hotels.

### Demographics:

Population - 5 mile radius: 137,576  
Avg. Household Income: \$128,521

### Daily Traffic Counts:

29,000 (2007) cars per day — Hwy 9 South of Windward Pkwy

### Description

Windward Promenade, a 48,185 square foot specialty center that offers an upscale shopping and dining environment for customers visiting the over 20 shops and restaurants located within the three building project. The location of Windward Promenade represents the epicenter of commercial activity in the Alpharetta/North Fulton market. Situated on Georgia Highway 9 (Alpharetta Hwy/ Main St.) with direct access to Windward Parkway, the shopping center is surrounded by major retailers including Home Depot, Kroger, Walmart, Costco and Lowe's. Windward Promenade attracts customers from both the expansive office developments of Windward and Deerfield, as well as from the affluent area residents in the area.

### For Leasing Information:

**Whitney Gardner or Ron Chanin**

Phone (770) 955-7676 / Fax (770) 955-7606

Email: [info@riverwoodproperties.com](mailto:info@riverwoodproperties.com)

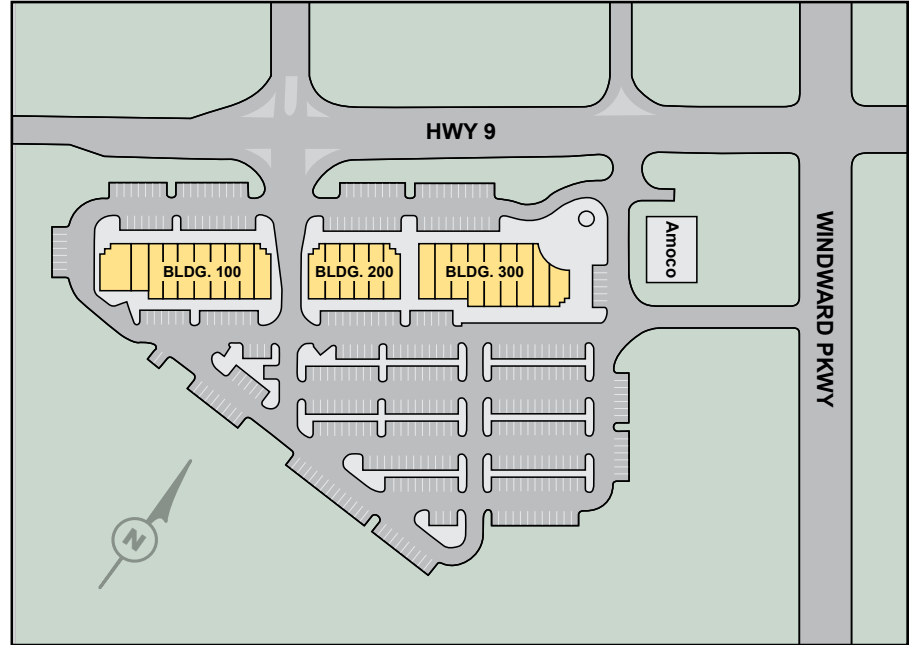
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### Availability Information

101	La Parilla Mexican	4,749
105	Sharp Nails	1,330
106	Olde Fashion Cleaners	1,330
107	Gino-Jackson Barber	1,228
108	Hudson Grille	5,136
201	Gyro King	1,260
202	Planet Smoothie	1,266
203	Liberty Tax	1,260
204	Geek It!	1,600
205	Johnny's Pizza	2,150
301	Asia Garden	2,800
303	Coldstone Creamery	1,368
304	Jimmy John's	1,750
<b>305</b>	<b>Restaurant Space Available</b>	<b>1,600</b>
306	Taco Mac	6,043
351	Kumon School	1,400
<b>352</b>	<b>Available</b>	<b>1,400</b>
353	Allstate	1,400
<b>354</b>	<b>Tanning Salon Available</b>	<b>1,753</b>
<b>355</b>	<b>Available</b>	<b>1,600</b>
356	Blyss Salon	1,600
357	Quick Weight Loss	1,520
358	Parnes Family Dentistry	2,642

**GLA: 48,185 SF**

**Available: 1,260 - 1,753 SF**



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