

**BRAND** Real Estate Services



# OGLETHORPE PLAZA

7929 & 7939 ABERCORN STREET | SAVANNAH, GA 31406





# Project Overview

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7929 & 7939 Abercorn St.

**165,899 SF shopping center** located 5 mile south of historic downtown Savannah in Chatham County

Anchored by **Kohl's**, **Best Buy**, newly-opened **Edwin Watts Golf**, and **Men's Wearhouse**; plus a diverse mix of retail and service-oriented small shops

Abercorn St. (38,800 VPD) is a major retail corridor that includes **Oglethorpe Mall** (**Macy's**, **Barnes & Noble**, **Belk**, **JCPenny**), **Dick's Sporting Goods**, **Marshall**, **Ross**, **TJ Maxx**, **Rooms To Go**, **Kroger** & more

**Ample parking** and **multiple points of easy ingress and egress**, with one entrance having a traffic light

Central Savannah location has **134,000+ residents** in a **5 mile radius** and **72,000+ in daytime employment**.

Retailers benefits from **15.2 million visitors year-round** for business or to enjoy the historic areas, parks & squares, and the busy international port.





# Demographics

7929 & 7939 Abercorn St.

## Traffic Counts

|              |            |
|--------------|------------|
| Abercorn St. | 38,800 VPD |
|--------------|------------|

## Demographics

|                    | 1 MILE   | 3 MILES  | 5 MILES  |
|--------------------|----------|----------|----------|
| Population         | 5,685    | 52,744   | 134,888  |
| Daytime Employment | 11,603   | 44,485   | 72,295   |
| HH Income          | \$50,211 | \$60,985 | \$65,195 |

## GPS Coordinates

32.0024514 Lat.

-81.1279586 Long.



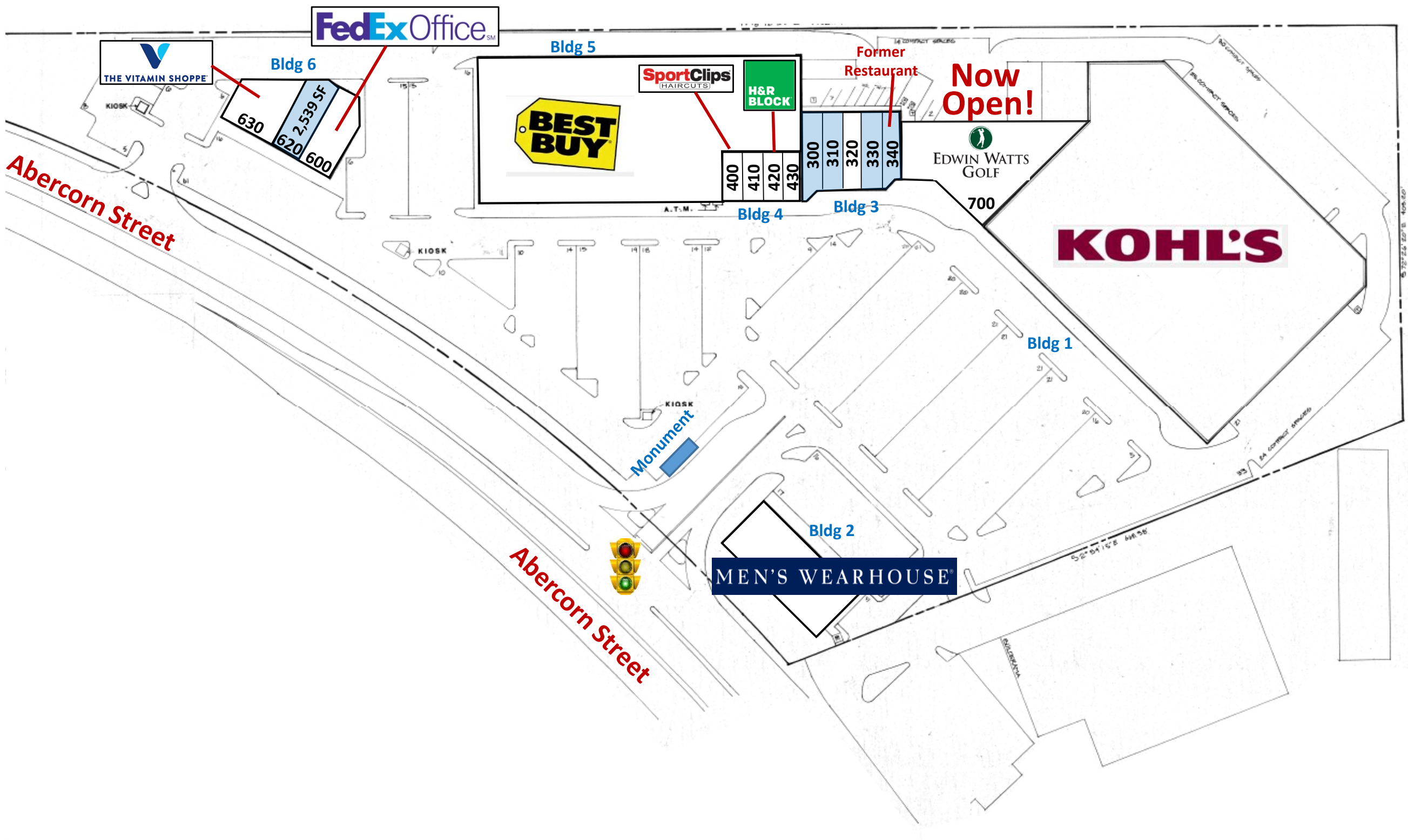


# Available Space

7929 & 7939 Abercorn St.

## Tenants

| SUITE             | TENANT                        | SF     | SUITE | TENANT                      | SF      |
|-------------------|-------------------------------|--------|-------|-----------------------------|---------|
| 100               | Kohl's                        | 80,000 | 400   | Sport Clips                 | 1,000   |
| 700               | Now Open – Edwin Watts Golf   | 11,725 | 410   | World Finance Loans & Taxes | 1,000   |
| 205               | Men's Wearhouse               | 8,100  | 420   | H&R Block                   | 1,000   |
| 300               | AVAILABLE                     | 1,700  | 430   | Acceptance Auto Insurance   | 1,000   |
| 310               | AVAILABLE                     | 1,600  | 500   | Best Buy                    | 45,000  |
| 320               | Lovely Nails                  | 1,600  | 600   | Fedex Office Print & Ship   | 3,525   |
| 330               | AVAILABLE                     | 1,600  | 620   | AVAILABLE                   | 2,539   |
| 340               | Former Restaurant – AVAILABLE | 1,500  | 630   | Vitamin Shoppe              | 1,200   |
| TOTAL SQUARE FEET |                               |        |       |                             | 165,889 |





1,700 SF | SUITE 300

1,600 SF | SUITE 330

1,600 SF | SUITE 310

1,500 SF | SUITE 340



NOW OPEN!







# Contact

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