



4920 Flat Shoals Parkway

Decatur, Georgia 30034



## PROFILE

- 18,210 SF neighborhood center at the intersection of Flat Shoals Parkway and Wesley Chapel / Flakes Mill Road in DeKalb County
- Excellent location adjacent to Aldi and directly across from Kroger anchored and Publix anchored shopping centers
- Tenants include Subway, Little Caesars and Metro PCS
- High visibility and ample parking with a traffic light entrance into the center and traffic counts of 26,900 vehicles per day
- Easy access to I-20 and I-285 in the densely populated Snapfinger Community
- 1 space currently available:

Suite 104 B - 1,400 SF



DEMOGRAPHICS 2023	1 MILE	3 MILE	5 MILE
Total Population	8,384	66,155	169,079
Households	3,210	24,168	63,215
Average HH Income	\$91,979	\$86,089	\$81,491







## AERIAL PERSPECTIVE



## TENANT ROSTER

Suite 101: Smoothie King  
Suite 102: Wing Stop  
Suite 103: Artistry Salon Suites  
Suite 104 - A: We Can Fix It  
**Suite 104 - B: AVAILABLE 1,400 SF**  
Suite 104 - C: Zora Beauty

Suite 105: Metro PCS  
Suite 106: Little Caesars  
Suite 107: Pesos Mexican Cantina  
Suite 108: Rose Nails  
Suite 109: Subway







SUITE 104B FLOOR PLAN

