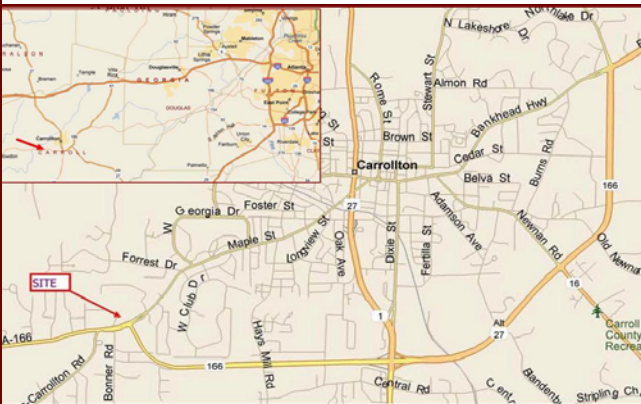


MAPLE STREET COMMONS AT UNIVERSITY OF WEST GEORGIA

Available ---OUTPARCELS and RETAIL SPACE



Property Highlights

- ✦ Fastest Growing University in Georgia
- ✦ Lack of services available for students, faculty, staff as well as local residents
- ✦ Within 1/2 mile of campus
- ✦ Outparcels for Sale, Lease or Build to Suit
- ✦ Retail & Restaurant Space with Patios
- ✦ Two signalized intersections & full median break
- ✦ Delivery: October '08 – February '09

For Lease/Sale

MAPLE STREET COMMONS AT UNIVERSITY OF WEST GEORGIA

Maple Street/166 ByPass, Carrollton, GA



DEMOGRAPHICS	1-Mile	3-Miles	5-Miles
Population	2,675	20,336	36,648
Avg. HH Income	\$ 65,968	\$ 65,663	\$ 63,460
Number of Households	968	6,991	12,602

University population of 12,500 not included in above demographics