





THE SHOPPES AT WEBB GIN

1350 SCENIC HIGHWAY SOUTH, SNELLVILLE, GA 30078





WATCH NOW

CONTINENTAL REALTY CORPORATION

THE SHOPPES AT WEBB GIN

1350 SCENIC HIGHWAY SOUTH, SNELLVILLE, GA 30078

- 358,286 SF open-air lifestyle center and grocery-anchored center
- Mix of over 60 tenants including retail, medical, fitness, office, food & beverage and grocery
- Located in Snellville, GA, a rapidly growing submarket in Gwinnett County part of the larger Atlanta MSA
- Center sits on the corner of Webb Gin House Rd and Scenic Highway (124) with easy access to Sugarloaf and Ronald Reagan Parkways

POPULATION

1 Mile: 6,894
3 Mile: 69,618
5 Mile: 191,373

HOUSEHOLDS

1 Mile: 2,328
3 Mile: 22,991
5 Mile: 62,901

AVERAGE HH INCOME

1 Mile: $126,379
3 Mile: $109,674
5 Mile: $95,618

POPULATION GROWTH

Since 2000, this area has seen almost 45% population growth and is expected to continue with approximately 7% growth over the next five years within a 3-mile radius.

LAND AREA

48.13 Acres

ZONING

C-2

DAILY TRAFFIC

40,875 VPD - Scenic Hwy
13,516 VPD - Webb Gin House Rd

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Monica Johnson, Senior Leasing Associate
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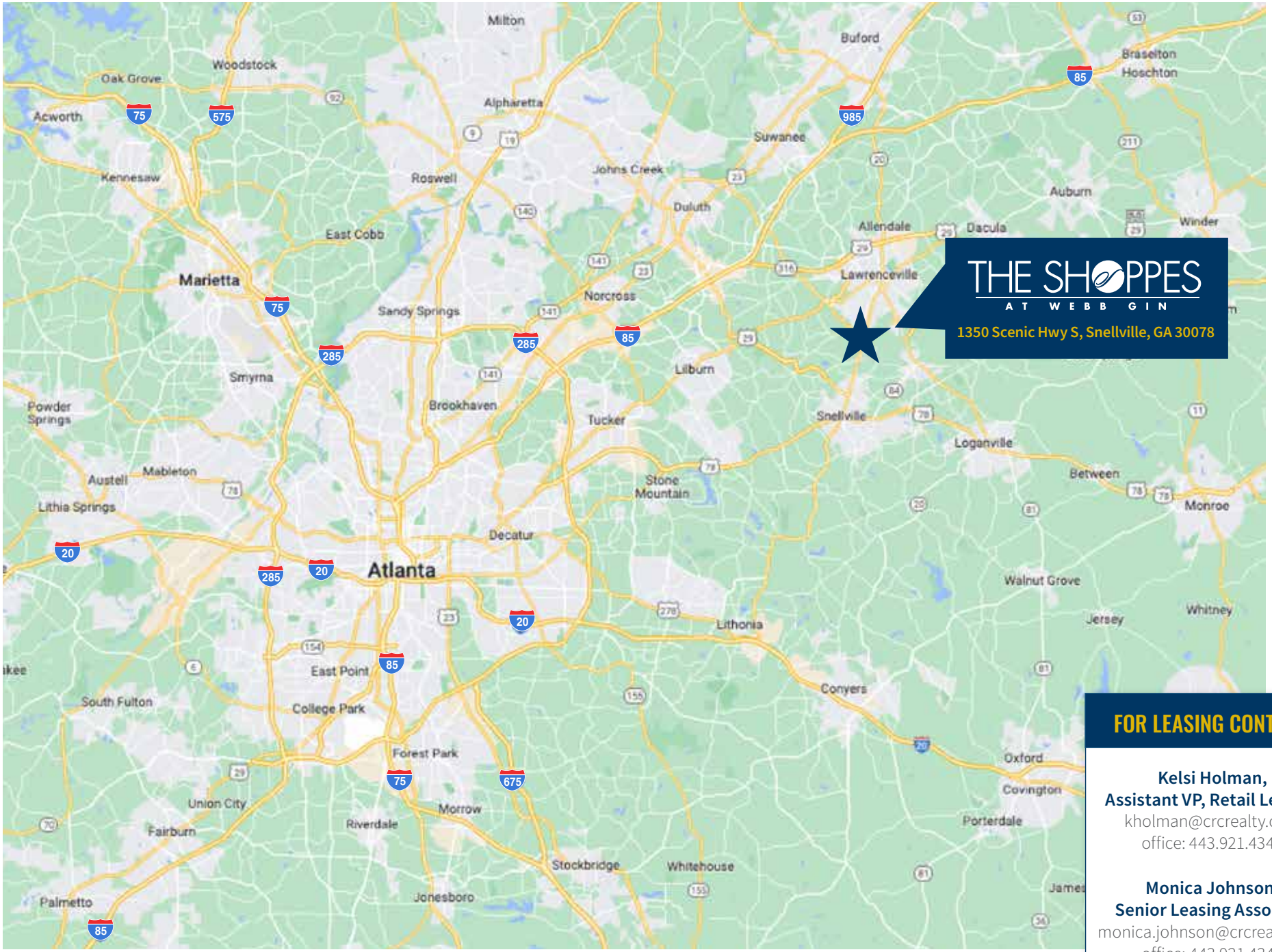

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THE SHOPPES
AT WEBB GIN

WEBB GIN NORTH

GROCERY ANCHORED
119,343 SF

- 100% Chiropractic
- Code Ninjas
- DSW Shoes
- Genesis Salon
- Hollywood Feed
- Honey Baked Ham
- Kampai Sushi & Hibachi
- Kirkland's
- Lens Crafters
- Milan Eye Center
- Orangetheory Fitness
- Palm Beach Tan
- Pho.com
- Select Comfort
- Sprouts
- Ted's Montana Grill
- The Good Feet Store
- The Little Gym
- The UPS Store
- Venice Nails
- Vera Whole Health
- Your Pie

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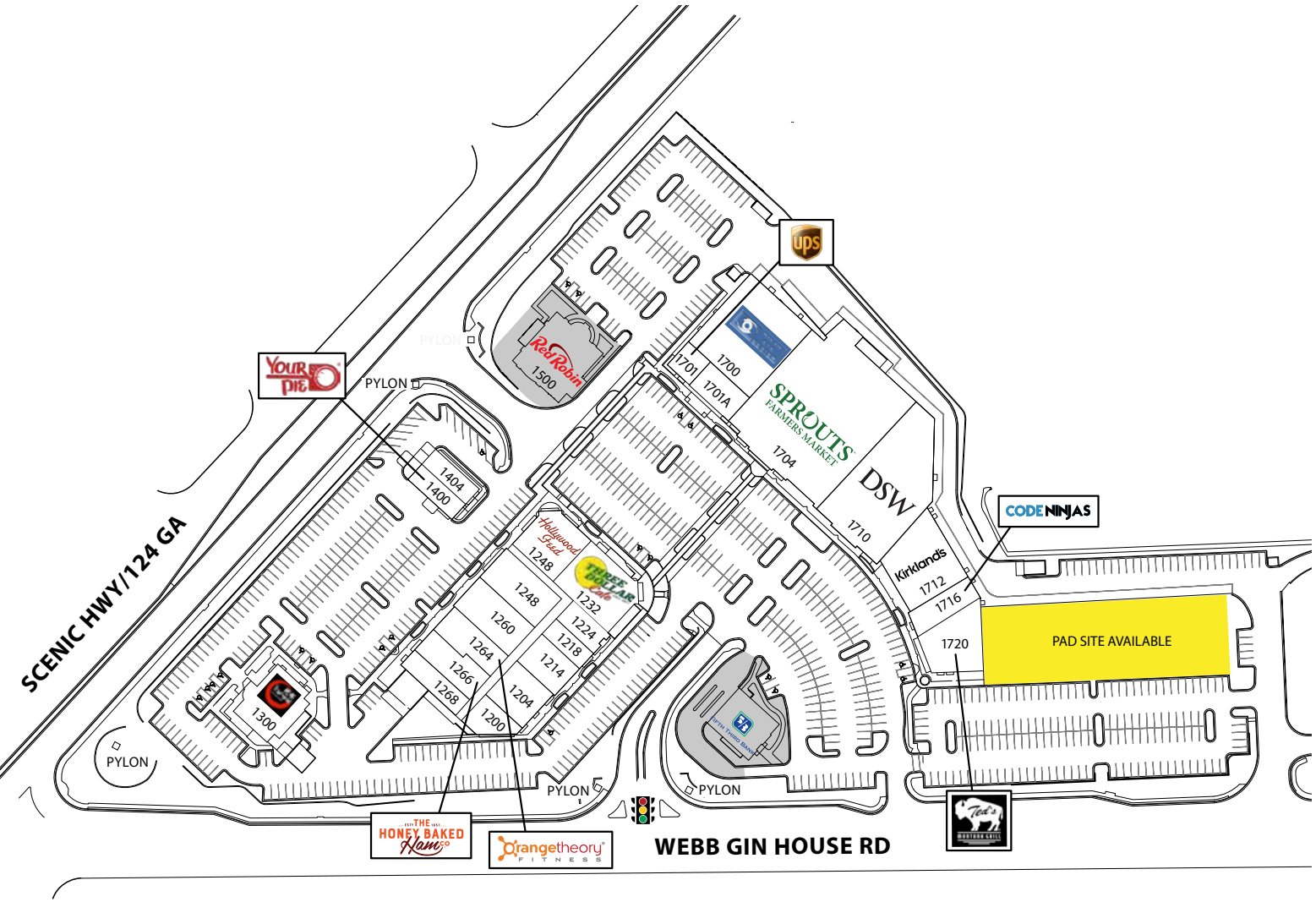



SHOPPES AT WEBB GIN (NORTH)

Snellville, GA

Suite	Tenant	Area (SF)
1200	Pho.com	
1204	Venice Nails	
1214	Palm Beach Tan	
1218	100% Chiropractic	
1224	Select Comfort	
1232	Three Dollar Cafe	
1240	Hollywood Feed	
1248	The Little Gym	
1260	Vera Whole Health	
1264	Orangetheory Fitness	
1266	Honeybaked Ham	
1268	Lens Crafters	
1300	Kampai Sushi & Hibachi	
1400	Your Pie	
1404	Genesis Salon	
1700	Milan Eye Center	
1701	The UPS Store	
1701A	The Good Feet Store	
1704	Sprouts Farmers Market	
1710	DSW Shoes	
1712	Kirkland's	
1716	Code Ninjas	
1720	Ted's Montana Grill	
PAD	**AVAILABLE**	**0.77 acres**
NORTH TOTAL:		**119,343**

Vacant Separately Owned Outparcel

Landlord does not covenant that any occupant indicated hereon will be a tenant in the space marked or in this shopping center. Nothing contained herein shall be deemed to limit, waive, or lessen the rights of Landlord under the lease. This exhibit shows only Tenant's location in the Landlord's property and is not a scale drawing showing size, etc.

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THE SHOPPES
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WEBB GIN SOUTH

LIFESTYLE TENANT MIX

210,477 SF

- Barnes & Noble
- Bath & Body Works
- Bonefish Grill
- Browlash
- Carter's
- Chico's
- Cigar Bar
- Claire's
- Club Pilates
- Dress Up Boutique
- Escovitchez Caribbean
- H&M
- ILMB Fitness
- J. Crew Factory
- Just Kid's Dentistry
- Kay Jewelers
- LOFT
- LVRG by Capitalist
- Makai Hawaiian BBQ
- Men's Warehouse
- Natural Body Spa & Shop
- Pandora Jewelry
- Pao Pao Ramen Factory & Boba
- Pure Barre
- Rack Room Shoes
- Regus
- Sephora
- Smallcakes Cupcakery
- Sola Salon Studios
- Soma
- The Children's Place
- The Event Center
- Victoria's Secret
- Warby Parker
- White House Black Market

PANDORA
H&M
BARNES&NOBLE
chico's
Sola SALONS
RACK ROOM SHOES
J.CREW FACTORY
Bath & Body Works
WHITE HOUSE BLACK MARKET
Soma INTIMATES
LOFT
VICTORIA'S SECRET
MEN'S WEARHOUSE
CLUB PILATES
WARBY PARKER
pure barre lift · tone · burn
THE DINER
carter's
SEPHORA
LONGHORN STEAKHOUSE
chili's
BONEFISH GRILL

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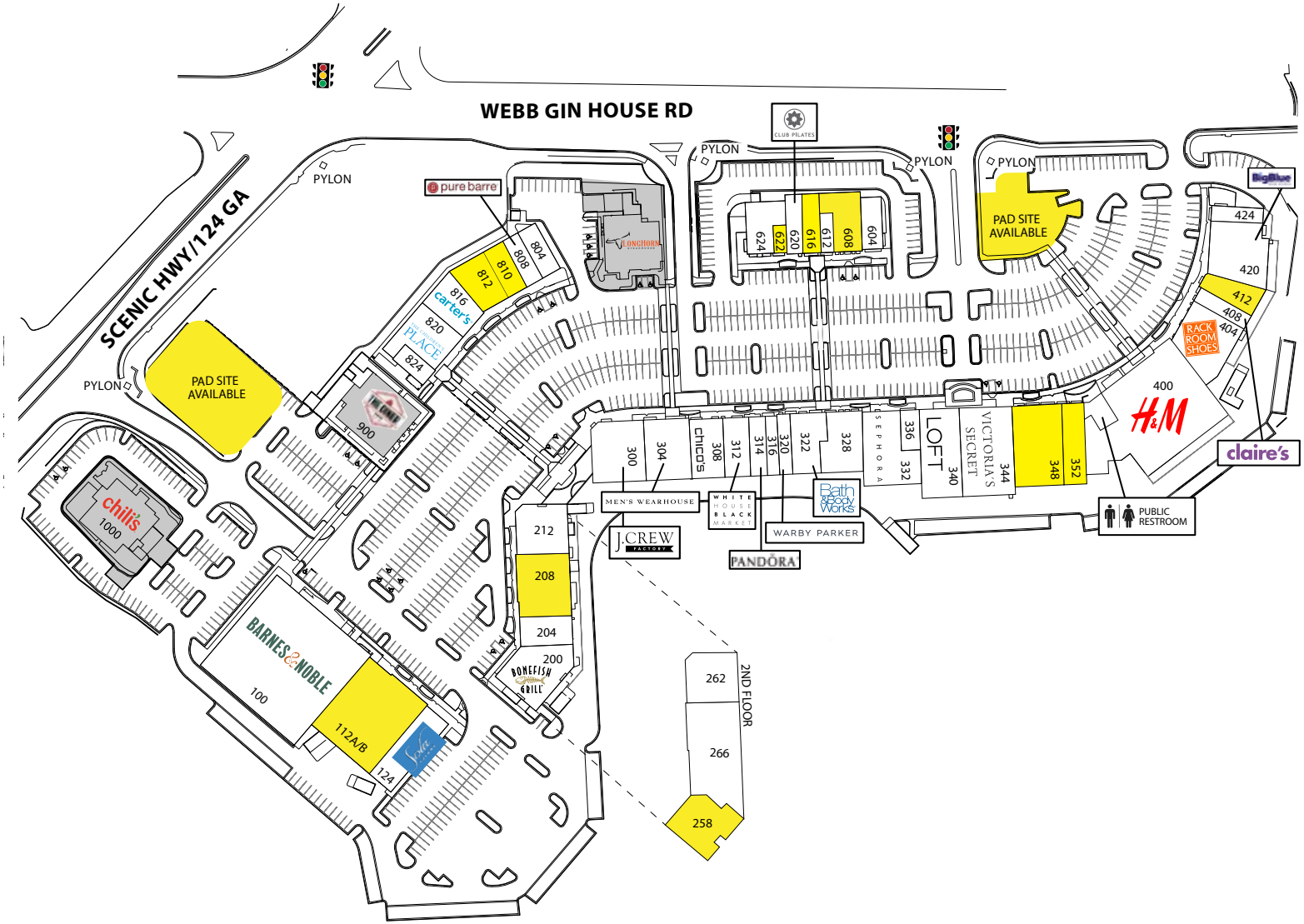



SHOPPES AT WEBB GIN (SOUTH)

Snellville, GA

Suite	Tenant	Area (SF)
100	Barnes & Noble	
112 A/B	**AVAILABLE**	**12,229**
124	Sola Salon Studios	
200	Bonefish Grill	
204	Dress Up Boutique	
208	**AVAILABLE**	**6,002**
212	KidStrong	
300	J. Crew Factory	
304	Men's Wearhouse	
308	Chico's	
312	White House Black Market	
314	Pandora	
316	Soma	
320	Warby Parker	
322	Bath & Body Works	
328	Viva Day Spa + Med Spa	
332	Sephora	
336	Kay Jewelers	
340	LOFT	
344	Victoria's Secret	
348	**AVAILABLE**	**6,692**
352	**AVAILABLE**	**3,966**
400	H&M	
404	Rack Room Shoes	
408	Claire's	
412	**AVAILABLE**	**3,159**
420	Big Blue Swim School	
424	Cigar Bar	
604	Makai Hawaiian BBQ	
608	**AVAILABLE**	**3,406**
612	Browlash	
616	**AVAILABLE**	**1,840**
620	Club Pilates	
622	**AVAILABLE**	**800**
624	Pao Pao Ramen Factory & Boba	
804	Escovitchez Caribbean	
808	Pure Barre	
810	**AVAILABLE**	**2,100**
812	**AVAILABLE**	**3,074**
816	Carter's	
820	The Children's Place	
824	Smallcakes Cupcakery	
2ND FLOOR		
258	**AVAILABLE**	**3,762**
262	Just Kid's Dentistry	
266	Regus	
PAD	**AVAILABLE**	**0.23 acres**
PAD	**AVAILABLE**	**0.55 acres**
SOUTH TOTAL		**210,477**
CENTER TOTAL		**329,820**

Vacant Separately Owned Outparcel

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WEBB GIN
NORTH







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