



Your Success is our Business

H & H REALTY, LLC
Commercial and Industrial Real Estate Services

CARTERSVILLE CROSSING



BARTOW COUNTY, GA



**Located 4.7 Miles from
LakePoint**



the largest and most comprehensive sports tournament vacation destination in the world.
SEIZE the TURF.

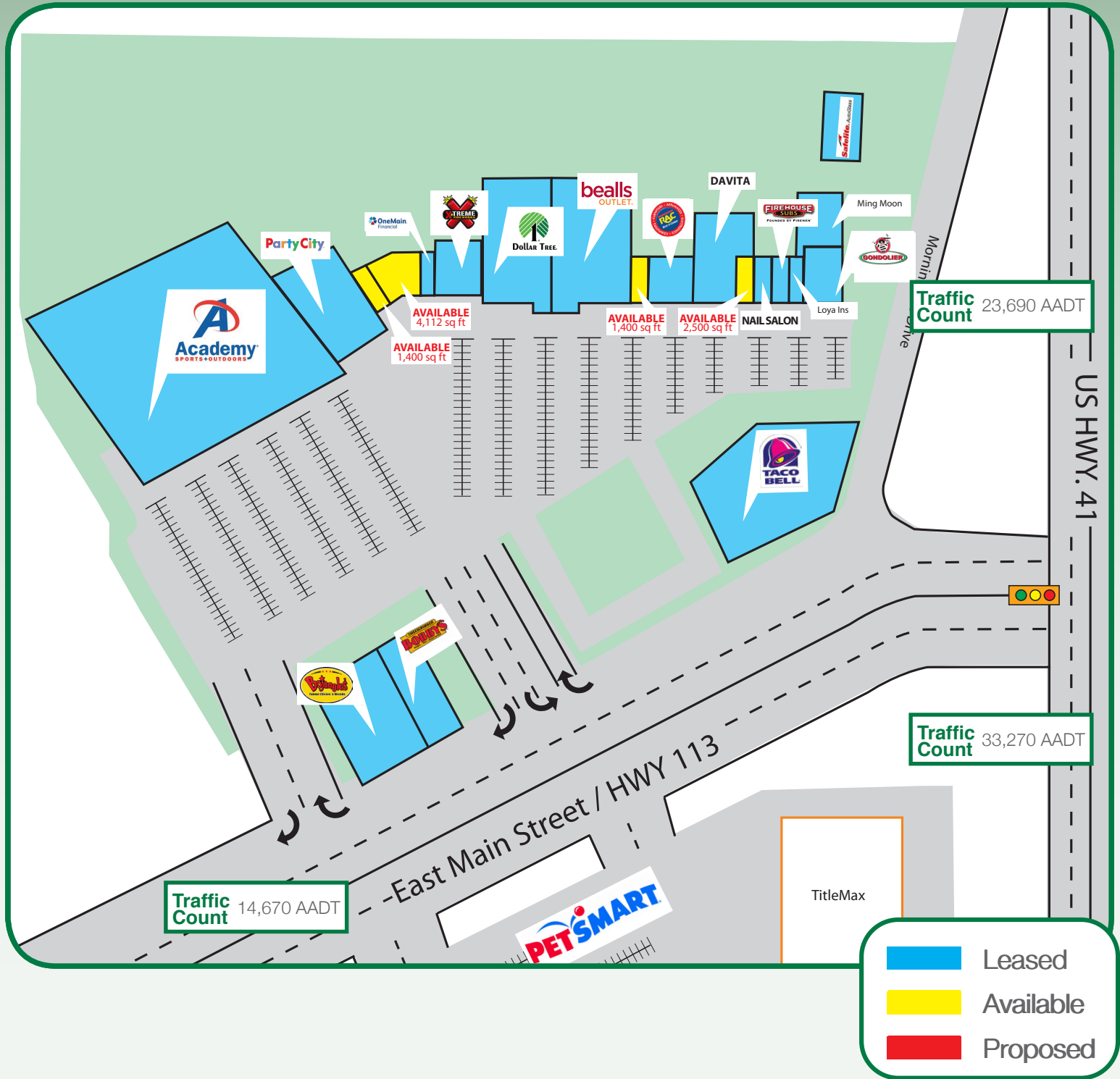
FEATURES:

- Academy Sports Anchored Center
- Spaces from 1,400 to 4,100 SF available for national tenants.
- Located At The Corner of US Hwy 41 and State Route 113 (Main Street Connector)
- 2 Minutes to Interstate I-75 Exit 288
- 2 Blocks to Cartersville's CBD
- Cosmetic Upgrades Underway
- Out Parcel
- Quick Occupancy
- Competitive Rates & Terms
- Recently Repositioned
- Arguably the Best Retail Corner in Cartersville

DEMOGRAPHICS:

	1 Mile	3 Miles	5 Miles	10 Miles
Population	5,248	19,197	36,266	111,636
Average HH Income	\$30,184	\$39,109	\$42,287	\$46,204
Highway System	I-75 bisects Bartow County, North to South Cartersville is the hub of connecting highways including: US41, US411, GA20, GA61, GA113, GA140, GA293			

Cartersville and Bartow County have a diverse and dynamic population. Since the 2000 Census, the county's population increased by 31.8% while Cartersville's population grew by 23.9%. This growth will only continue as Metro Atlanta expands into surrounding counties. 62.0% of the county's population has a high school diploma, some college experience or an associate degree, with an additional 17.6% possessing a bachelor's degree or better.



The information in this package has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.