

PARAMOUNT

REALTY

CRANE CREEK

630 CRANE CREEK DRIVE, AUGUSTA, GA 30907 Richmond County | GLA: ± 58,249 SF











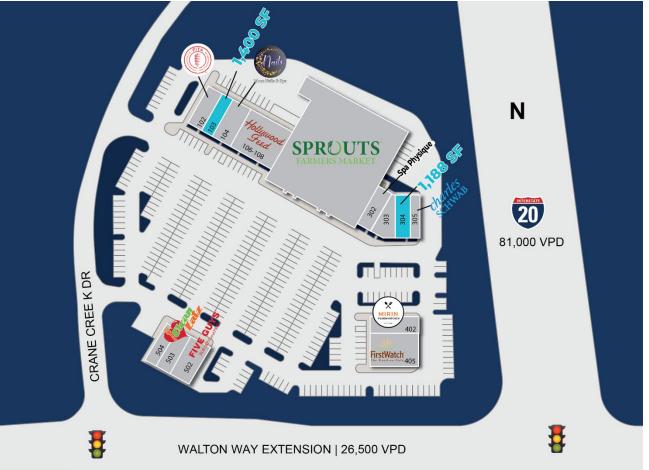






- Anchored by the 6th most visited Sprouts in Georgia (Placer.AI), and I of 3 specialty grocers in a 70-mile radius
- Benefits from a signalized access point, providing ease of entrance and exit for the nearly 27,000 daily travelers on Walton Way Extension

DEMOGRAPHICS	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population:	3,774	67,200	145,850
Avg. HH Income:	\$75,959	\$67,906	\$72,936
Households:	3,160	30,188	62,513



CRANE CREEK FOR LEASE

te Ter	Size
Spi	30,060 SF
Pit	2,100 SF
AV	1,400 SF
Мо	2,100 SF
5-108 Ho	3,150 SF
2 Spa	1,400 SF
3 LE/	1,986 SF
4 AV	1,188 SF
5 Ch	1,690 SF
2 Mir	1,820 SF
5 Firs	3,780 SF
2 Fiv	2,400 SF
3 Cle	1,055 SF
4 Cle	2,020 SF
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all faxes pertaining to the same) has been obtained from sources deemed reliable. While we do not doubt its accuracy, we have not verified and make no









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