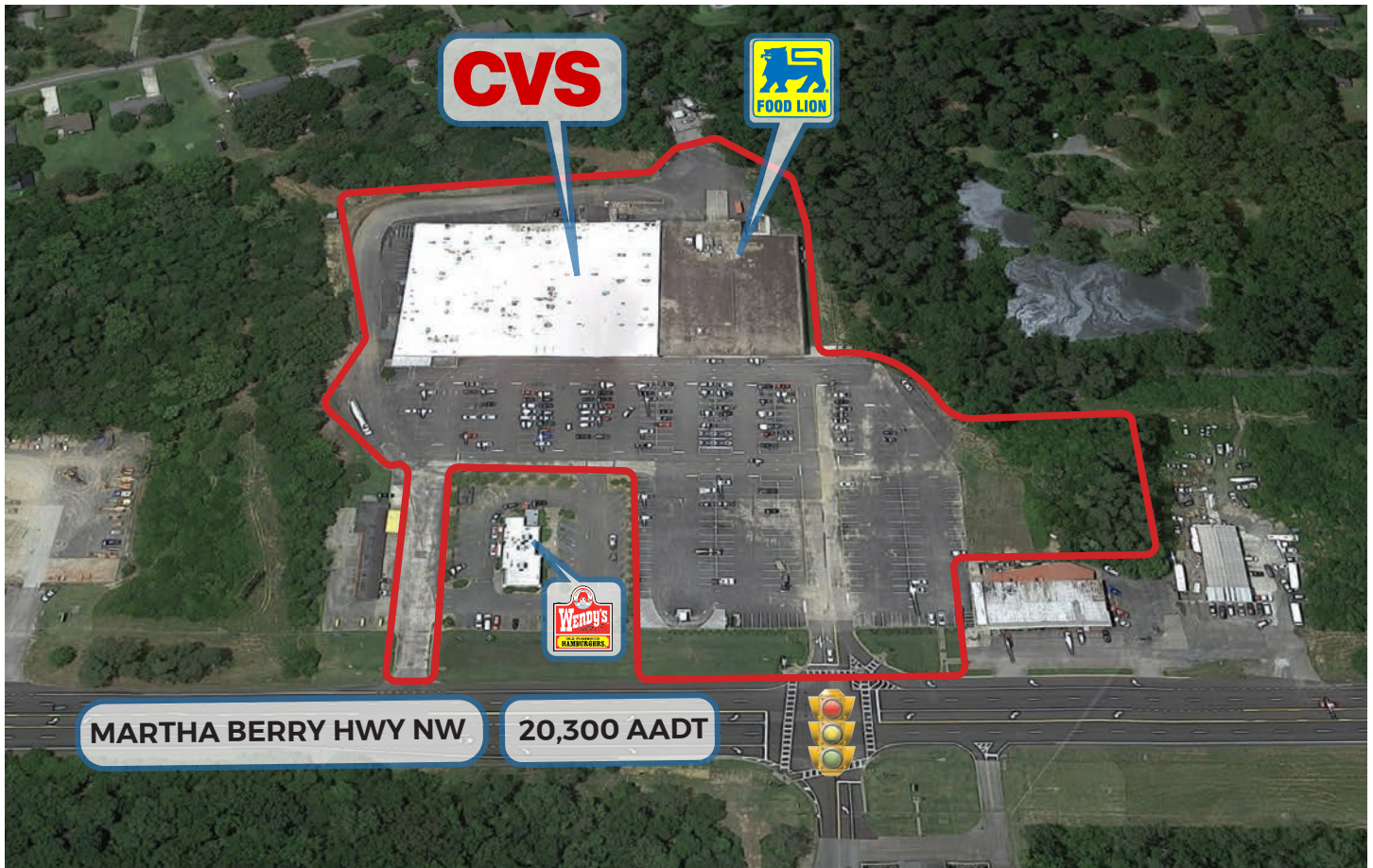


ARMUCHEE VILLAGE

3365 MARTHA BERRY HIGHWAY NE, ROME, GA 30165



PROPERTY HIGHLIGHTS

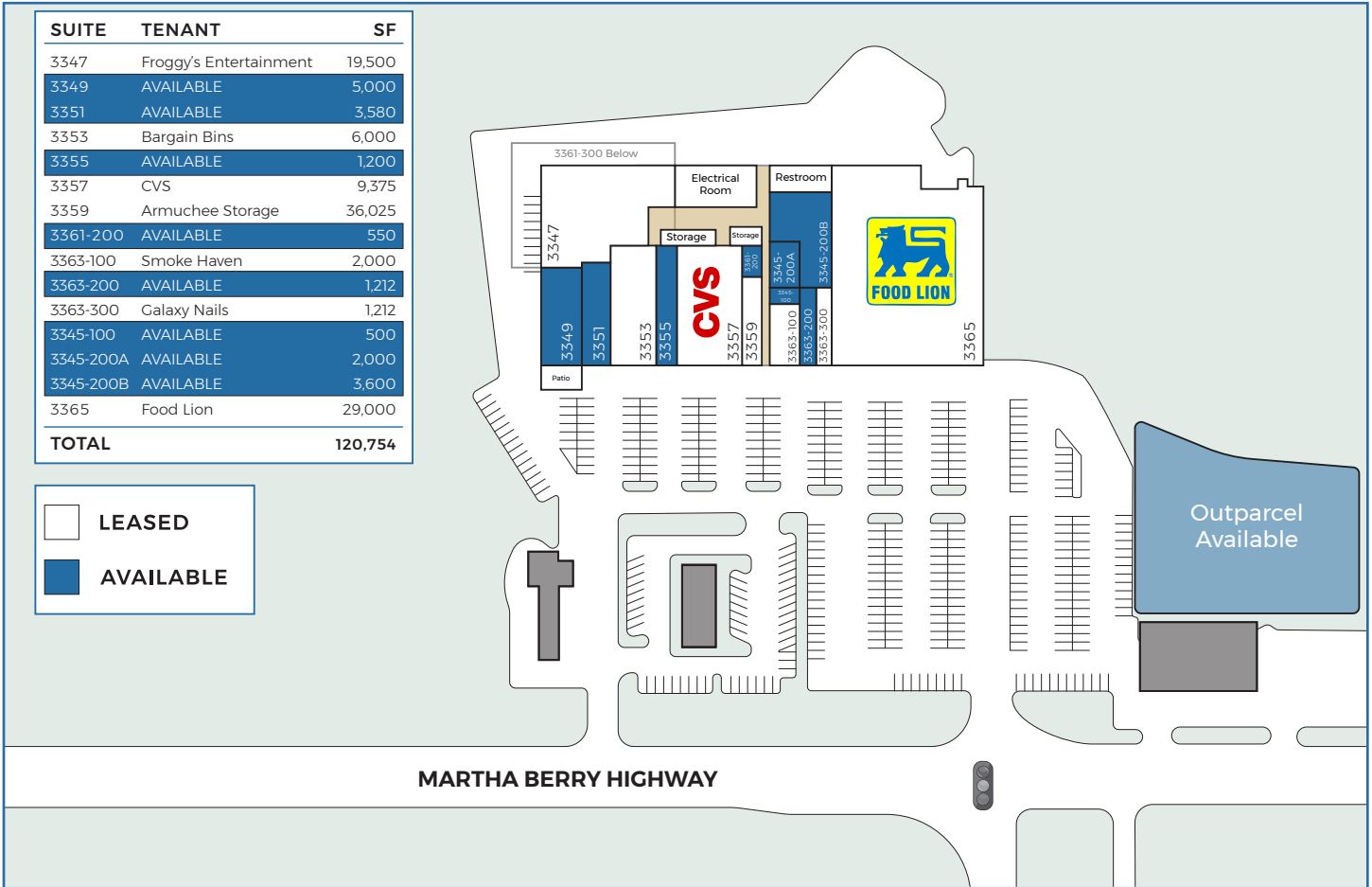
- » 120,754 SF grocery anchored shopping center; tenants include Food Lion and CVS
- » Rome, GA serves as regional medical hub with two hospitals, the GA Heart Institute and two new cancer treatment facilities, collectively employing over 5,000 people
- » Positioned at a high traffic intersection with excellent visibility
- » Interior office space available and outparcel available

DEMOGRAPHICS

| | 1-Mile | 3-Mile | 5-Mile |
|--|-------------|----------|----------|
| | 2,134 | 12,251 | 41,815 |
| | \$90,519 | \$81,660 | \$69,106 |
| | 20,300 AADT | | |







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