

# DUBLIN VILLAGE

1100 Hillcrest Parkway  
Dublin, GA 31021



## PROPERTY HIGHLIGHTS

- 94,920 SF Kroger anchored shopping center
- Kroger draws an average of 31,000± customers a week
- Only FOUR retail spaces available—Call Now!
- **Suites B2 & B3 can be combined for 2,400 SF**
- **Suite A3 can be divided**
- Excellent visibility with multiple access points
- Located close to Carl Vinson VA Medical Center (1,100± employees), Dublin High School (700± students) and Fairview Hospital (190-bed facility with 800± employees/staff)
- Average household income in a 1-mile area is \$84,711
- National tenants include Kroger, World Finance, Marco's Pizza, and Great Clips
- Traffic counts on Hillcrest Parkway 13,000 average daily and Brookhaven Drive 3,770 average daily

## DEMOGRAPHICS

| 2019           | 1 mile   | 5 mile   | 10 mile  |
|----------------|----------|----------|----------|
| Population     | 3,191    | 17,726   | 25,563   |
| Avg. HH Income | \$84,623 | \$54,841 | \$55,435 |
| Median Age     | 44.9     | 37.6     | 37.7     |

**Lease Price: Call Agent**

**FOR MORE  
INFORMATION  
CONTACT**

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577 Mulberry St, Suite 1100 \* P.O. Box 310 \* Macon, GA 31202 | Phone (478) 746-9421 | Fax (478) 742-2015

This information is from resources deemed to be reliable, no warranties or guarantees for accuracy are made by Fickling and Company

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**\*Suites B2 & B3 can be combined for 2,400 SF**

| Name                              | Suite      | SF/AC           |
|-----------------------------------|------------|-----------------|
| <b>Outparcel 1</b>                | <b>O-1</b> | <b>.46 AC</b>   |
| <b>Outparcel 2</b>                | <b>O-2</b> | <b>.62 AC</b>   |
| Popeyes Louisiana Kitchen         | O-3        | .84 AC          |
| Dublin Deli and Seafood           | A-2        | 3,138 SF        |
| <b>AVAILABLE (can be divided)</b> | <b>A-3</b> | <b>5,040 SF</b> |
| Little Tokyo                      | A-6        | 3,662 SF        |
| Accordia Urgent Care              | A-8        | 4,182 SF        |
| Marco's Pizza                     | A-11       | 1,400 SF        |

| Name               | Suite      | SF/AC           |
|--------------------|------------|-----------------|
| Nail Dynasty       | B-1        | 1,200 SF        |
| <b>AVAILABLE</b>   | <b>B-2</b> | <b>1,200 SF</b> |
| <b>AVAILABLE</b>   | <b>B-3</b> | <b>1,200 SF</b> |
| Great Clips        | B-4        | 1,200 SF        |
| Mariner Finance    | B-5        | 1,210 SF        |
| <b>AVAILABLE</b>   | <b>B-6</b> | <b>1,210 SF</b> |
| World Finance Corp | B-7        | 1,200 SF        |
| Holy Smokes BBQ    | B 8 & B-9  | 2,400 SF        |

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