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## Georgetown Square Shopping Center Retail Space For Sublease

**Former Piggly Wiggly Grocery Store**  
821 King George Blvd, Savannah, GA 31419

**33,218 Square Feet For Sublease**



**Premier Location at the Intersection of  
Abercorn Ext (Hwy 204) & King George Blvd.**

- Asking Rental Rate: **\$9.00 NNN**
- Sale Price: **Please Inquire**
- Available Immediately
- Traffic Counts:
  - +/- 37,550/day on Abercorn Extension
  - +/- 17,400/day on King George Blvd

Neighbors Include: Savannah Smiles, China Wok,  
El Gallo Mexican Restaurant

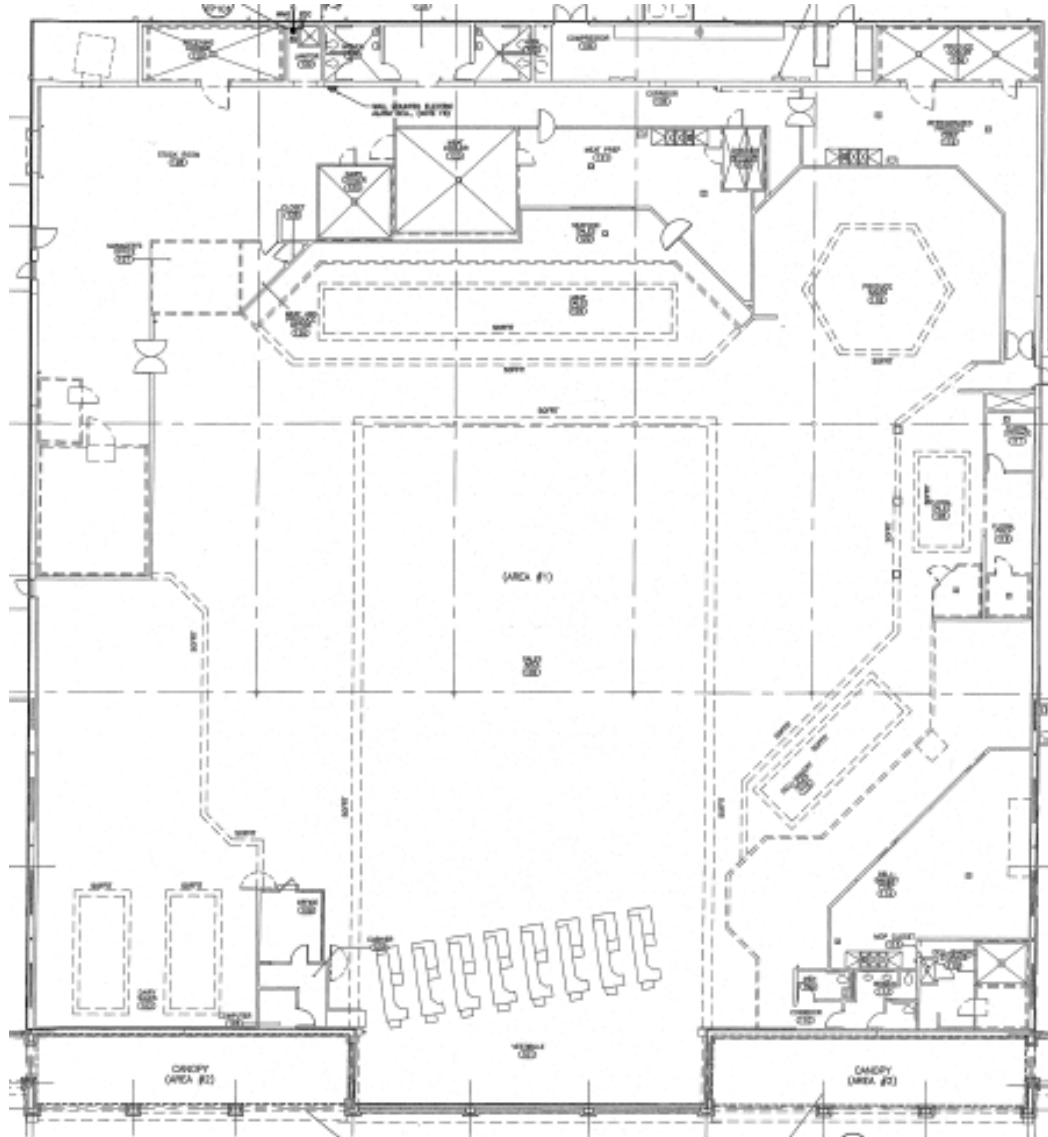
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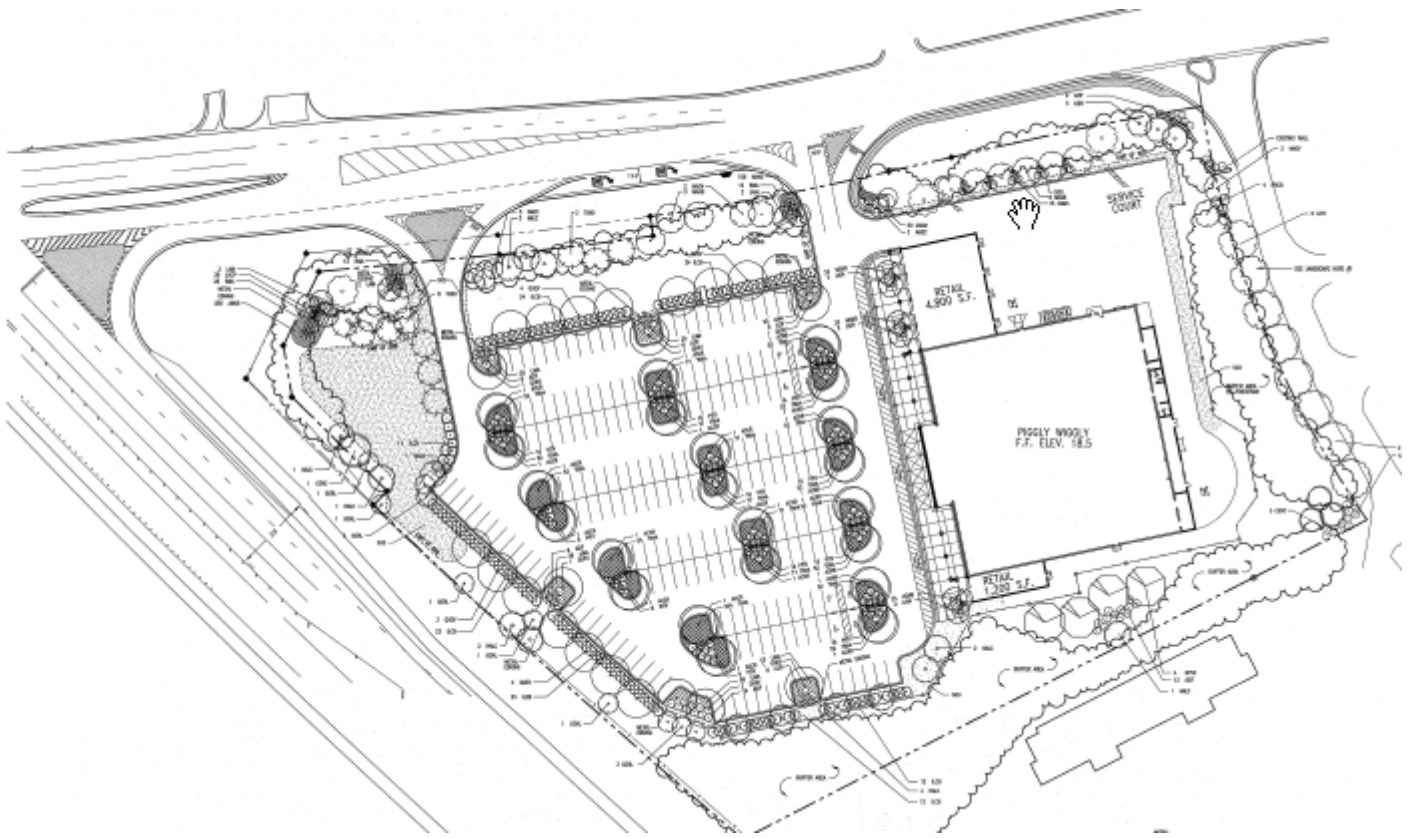
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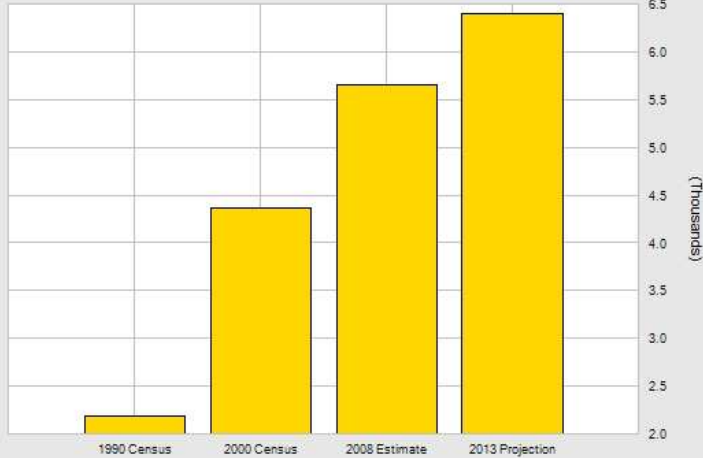




821 King George Blvd, Savannah, Georgia 31419



## Demographics Report



	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2008 Total Population:	<b>5,659</b>	<b>21,233</b>	<b>52,610</b>
Pop Growth 2008-2013:	<b>13.18%</b>	<b>13.48%</b>	<b>6.76%</b>
Per Capita Income:	<b>\$27,165</b>	<b>\$25,531</b>	<b>\$23,535</b>
Average Age:	<b>31.30</b>	<b>33.20</b>	<b>34.50</b>
<b>Households</b>			
2008 Total Households:	<b>2,307</b>	<b>8,518</b>	<b>20,881</b>
HH Growth 2008-2013:	<b>13.44%</b>	<b>14.43%</b>	<b>8.28%</b>
Median Household Inc:	<b>\$58,790</b>	<b>\$49,784</b>	<b>\$46,930</b>
Avg Household Size:	<b>2.45</b>	<b>2.49</b>	<b>2.46</b>
Avg HH Vehicles:	<b>1.80</b>	<b>1.80</b>	<b>1.70</b>
Avg Travel Time - Wrk:	<b>25 min</b>	<b>25 min</b>	<b>25 min</b>
<b>Housing</b>			
Median Housing Value:	<b>\$167,936</b>	<b>\$155,191</b>	<b>\$141,867</b>
Median Year Built:	<b>1996</b>	<b>1995</b>	<b>1987</b>

Radius	1 Mile	3 Mile	5 Mile
<b>Population:</b>			
2013 Projection	6,405	24,096	56,165
2008 Estimate	5,659	21,233	52,610
2000 Census	4,371	16,117	46,424
Growth 2008-2013	13.18%	13.48%	6.76%
Growth 2000-2008	29.47%	31.74%	13.32%
<b>2008 Population By Hispanic Origin:</b>	338	1,183	2,527
<b>2008 Population by Race:</b>			
White	3,591	13,234	28,788
Black or African American	1,485	6,098	19,575
American Indian and Alaska Native	28	87	202
Asian	222	792	1,643
Native Hawaiian and Pacific Islanders	6	26	71
Other Race	136	387	957
Two or More Races	189	607	1,374
<b>2008 Households:</b>			
2013 Projection	2,617	9,747	22,611
2008 Estimate	2,307	8,518	20,881
2000 Census	1,775	6,414	18,069
Growth 2008-2013	13.44%	14.43%	8.28%
Growth 2000-2008	29.97%	32.80%	15.56%
Owner Occupied	1,105	4,962	12,293
Renter Occupied	1,202	3,556	8,588
<b>2008 Avg Household Income</b>	<b>\$66,634</b>	<b>\$63,629</b>	<b>\$58,566</b>
<b>2008 Med Household Income</b>	<b>\$58,790</b>	<b>\$49,784</b>	<b>\$46,930</b>
<b>2008 Per Capita Income</b>	<b>\$27,165</b>	<b>\$25,531</b>	<b>\$23,535</b>
<b>2008 Households by Household Inc:</b>			
Income Less than \$15,000	188	937	2,606
Income \$15,000 - \$24,999	127	800	2,258
Income \$25,000 - \$34,999	207	1,049	2,707
Income \$35,000 - \$49,999	401	1,494	3,608
Income \$50,000 - \$74,999	657	1,812	4,413
Income \$75,000 - \$99,999	380	1,058	2,469
Income \$100,000 - \$149,999	267	937	2,045