

The Grove at Towne Center

Snellville, Georgia | 50,000 square feet



The Grove at Towne Center is an exciting new development in the heart of Snellville, one of the fastest growing suburbs of Atlanta. Strong demographics mixed with affordable living and strong cultural and outdoor amenities provide the best of all worlds, local living with big city opportunity. The Grove will transform downtown Snellville into a community-oriented, livable, walkable, business-friendly community combining office, retail, restaurants, community activity spaces and state-of-the-art living. Northside Hospital will join The Grove and occupy two buildings in Phase II. The Northside Hospital buildings will include physician offices, an ambulatory surgery center, and other Northside outpatient services. Traffic counts on Scenic Hwy N/Hwy 124 are over 45,000 cars per day.

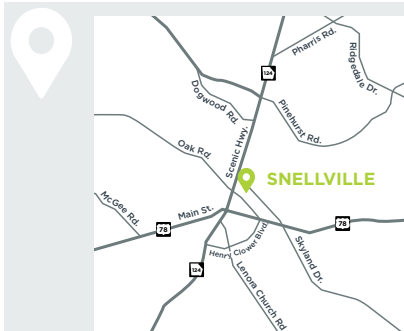
Leasing Contact

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Key Demographics

	5-Mile Radius	Median Age	37 years
Population		Daytime Demographics	
Current Estimated Population	175,410	Number of Businesses	3,592
Projected Population (5 Years)	189,559	Number of Employees	40,437
Households		Total Daytime Population	145,676
Current Estimated Households	57,841	Consumer Expenditures	
Projected Households (5 Years)	62,523	Total Retail Expenditures	\$1.96 B
Income			
Average Household Income	\$104,453		
Household Income \$50,000+	75%		



Location

Located within Oak Road and Wisteria Drive, Snellville, Georgia (33.8598284, -84.0189607)
 Click to navigate to Google Maps

Traffic Counts

Wisteria Drive: 17,509
 Oak Road: 10,951
 Scenic Highway: 45,921
 Main Street: 43,171

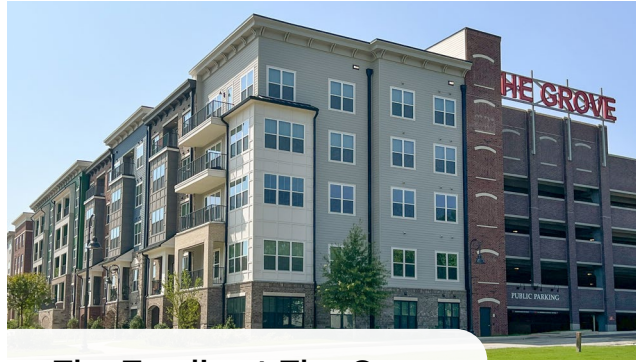
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The Market

A place where commerce and community will meet, The Market will offer a variety of opportunities including dining, outdoor activity space, and an event venue. A place for people of all ages to connect, shop, and play.



The Tomlin at The Grove

Transitional style and design meets urban living at The Tomlin at The Grove Apartments. With over 250 units, live your best life at The Grove and enjoy upscale amenities such as gourmet kitchens, 24 hour fitness, saltwater pool and smart home security.



The Library

A new state-of-the-art Elizabeth H. Williams Branch Library with innovation work space on the second floor.



The Grove Commons

A unique community gathering space to play, meet, and be entertained. Join the entire community for frequent events like concerts, farmer's markets and holiday celebrations.



The Northside Hospital

Long sought after by the city of Snellville, The Northside Hospital will provide an ambulatory surgery center, urgent care, and other Northside outpatient facilities that will serve Snellville and its growing community at The Grove.

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Space	Building 1 First Floor	Size
1-01	AVAILABLE	1,763 s.f.
1-02	AVAILABLE	1,260 s.f.
1-03	Allure Nail Bar	2,889 s.f.
1-04	Great American Cookie & Marble Slab Creamery	1,487 s.f.

Space	Building 2 First Floor	Size
2-01	AVAILABLE	2,324 s.f.
2-02	AVAILABLE	3,396 s.f.
2-03	AVAILABLE	1,365 s.f.
2-04	AVAILABLE	1,469 s.f.

Building 3	Size
The Grove Taqueria	4,375 s.f.

Building 4	Size
Parkside at the Grove	5,028 s.f.