

SEMBLER CANTON MARKETPLACE

CANTON, GEORGIA



SITE OVERVIEW



AREA MAP

This fast growing Atlanta suburb has experienced a 64% increase in population (since the 2000 census) within a 5-mile radius of the Sembler site. In order to accommodate the demands of this growing market, Sembler is developing a 800,000 plus square foot shopping center in the heart of a major development that will include a regional hospital, office and residential.

Located at I-575 and Highway 20, this center will include discount department stores, big box retailers, shop space and outparcels with great access to the highway and nearby office and residential areas.

DOT is making a full diamond interchange at I-575 and Highway 20. The project will include a new parkway east of I-575 that will connect Hwy 20 to Hwy 140 south of the project, and Hwy 5 North of the project; which will enhance the local access to the site.

POPULATION WITHIN:

3 miles: 14,407

5 miles: 28,942

7 miles: 53,495

Several Major subdivisions are planned.

AVERAGE HOUSEHOLD INCOME:

3 miles: \$67,369

5 miles: \$71,783

7 miles: \$80,415

TRAFFIC COUNT:

Hwy. 20: 17,643 ADT

I-575: 43,905 ADT

PROJECTED OPENING:

Fall 2008

CONTACT:

If you have interest in this project or require additional information, please call 404.847.1800