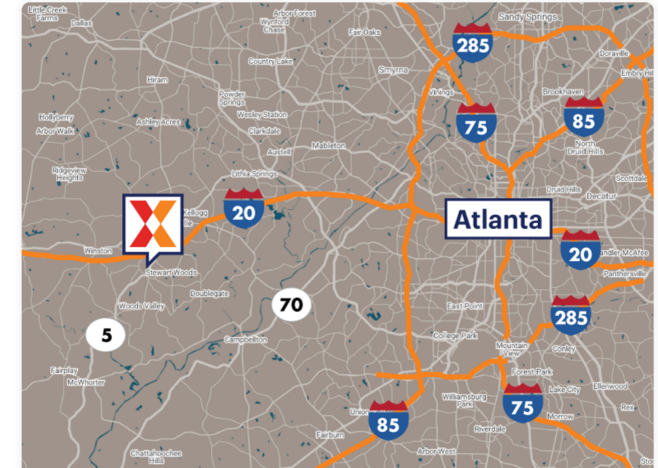


# Cosby Station

3316 Highway 5 | Douglasville, GA 30135

Douglas County Atlanta-Sandy Springs-Roswell, GA 77,811 Sq Ft

33.7150, -84.7662



Demographics	1 Mile	3 Miles	5 Miles
Population	7,162	38,304	84,188
Daytime Pop.	7,458	39,135	72,512
Households	2,895	13,750	29,077
Income	\$88,127	\$98,040	\$104,004

Source: Synergos Technologies, Inc. 2024

Anchored by Publix

Visibility from 28K+ vehicles daily on Bill Arp Rd (Kalibrate 2025)

Tenant stability as half of the small shop tenants have been in the center for 10+ years

Only two miles from enclosed mall Arbor Place, anchored by JCPenney, Macy's, Dillard's & Belk Outlet, drawing 3.3M+ visits annually (Placer.ai 2025)

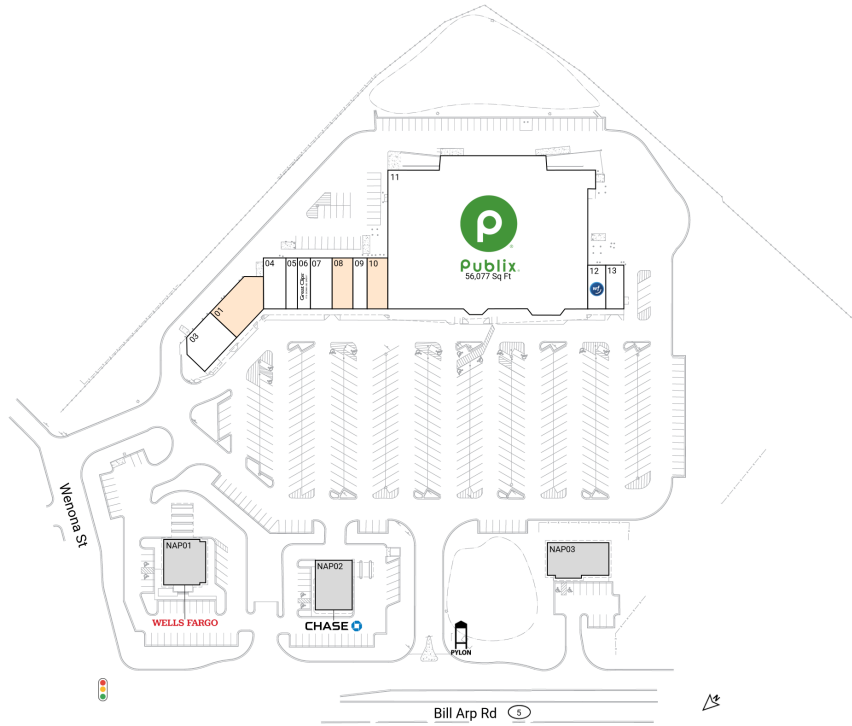


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## Available Spaces

01	3,700 Sq Ft	360°	10	2,000 Sq Ft	360°
08	2,010 Sq Ft	360°			

## Current Tenants Space size listed in square feet

03	La Salsa Mexican Restaurant	2,995
04	Nails 1st	2,181
05	Quantum Wellness	1,108
06	Great Clips	1,260
07	Queen Bee Brazilian Wax	2,100
09	Paws and Bubbles Grooming Comp	1,380
11	Publix	56,077
12	World Finance	1,500
13	Lee's Cleaners	1,500
NAP01	Wells Fargo	0
NAP02	Chase	0
NAP03	Veterinarian	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.  
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