



WINDWARD CROSSING

5815 Windward Pkwy., Alpharetta, GA 30005



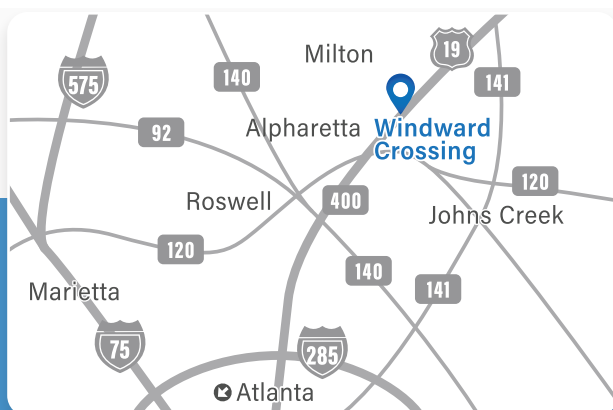
DEMOGRAPHICS

Radius	2-Mile	5-Mile	10-Mile
Population	34,406	169,550	587,788
Daytime	41,147	131,109	299,178
Avg. Income	\$128,893	\$162,558	\$151,045

LEASING INFORMATION

Year Built	2005
Building/GLA	47,383 SF
Intersection	North Point Pkwy. and Windward Pkwy.
Traffic Light	Yes
Traffic Count	32,800 AADT on Windward Pkwy.

- Property has a great mix of existing tenants tailored toward daytime population: modern coworking/meeting places, restaurants, cafés, and wellness centers.
- The surrounding Windward Tech community currently hosts 491 businesses, and over 20,000 total employees. The area also has more than 2,000 luxury homes, and an affluent residential base.
- Property surrounded by modern lifestyle and shopping centers, featuring unique restaurants, boutique shops and wellness/fitness retail stores.
- Alpharetta is the sixth fastest-growing city in the nation and has been named a top place for families to live.



LEASING CONTACT

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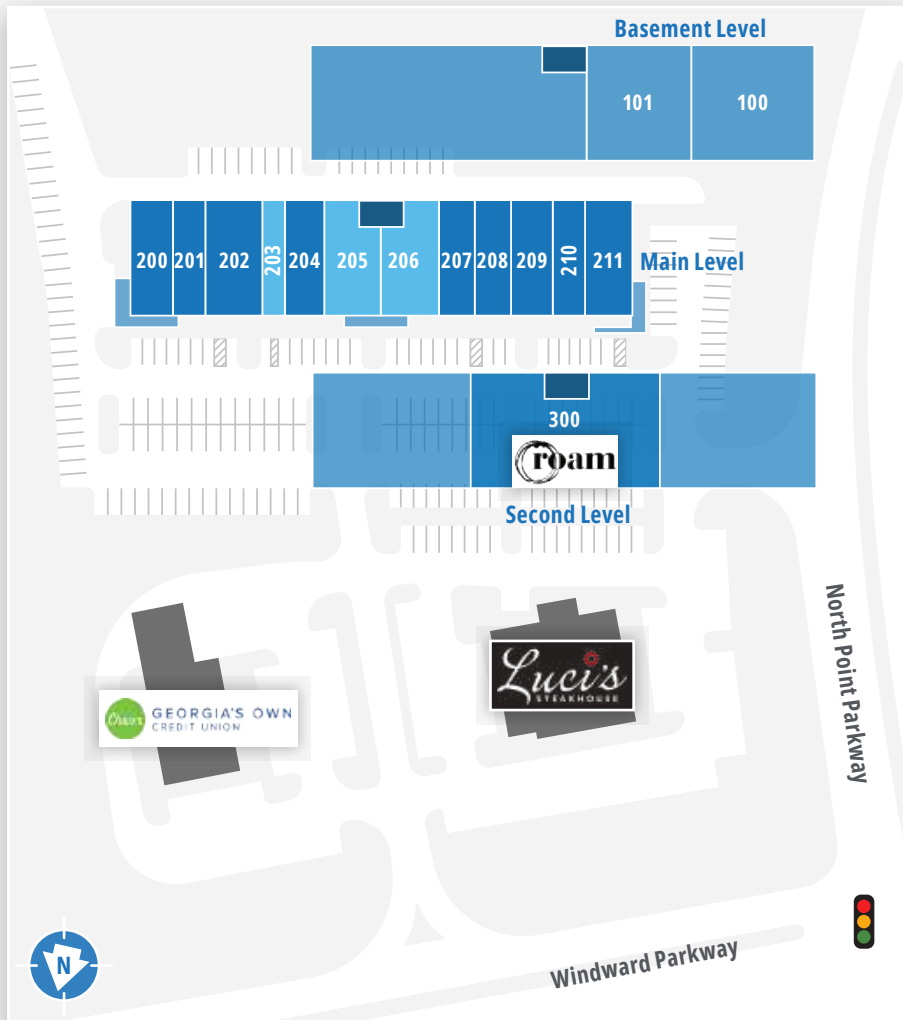
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LEASING INFORMATION

STE	TENANT	SF
100	Royal Banquet Windward	6,048
101	Bangkok Boxing Fitness	6,559
201	Manam Indian Kitchen	3,695
202	The Venezeulan Store	2,572
203	Available	1,440
204	L&A Tonsorial Barbershop	1,925
205/206	Available	5,195
207	Glamour Beauty	2,124
208	Benchmark Physical Therapy	1,208
209	Little Tokyo	3,209
210	Silk Bamboo Chinese Cuisine	1,438
211	Haraz Coffee	2,132
300	Roam Innovative Workplace	9,596

