

FOR LEASE > OFFICE BUILDING



The Barlow Building

SAVANNAH QUARTERS, POOLER, GA 31322

Construction Complete | Ready for tenant improvements NOW!



Listing Details

- > ±5,000 RSF on the ground floor (divisible to ±2,500 RSF) of a new two-story office building on ±1.23 acres
- > Construction is complete and the space is ready for tenant improvements NOW
- > The Barlow Building is located at the entrance of Savannah Quarters off Blue Moon Crossing
- > The site is a part of a development known as the Village at Savannah Quarters, a ±2,500 acre planned unit development that includes over 3,222 single-family homes, 1,178 multi-family units, retail, and office
- > Site is located adjacent to the new Publix Supermarket
- > Two-story class A construction with a flexible space plan available

LEASE RATE: \$25.00/SF, Full Service

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COLLIERS INTERNATIONAL
545 E. York Street
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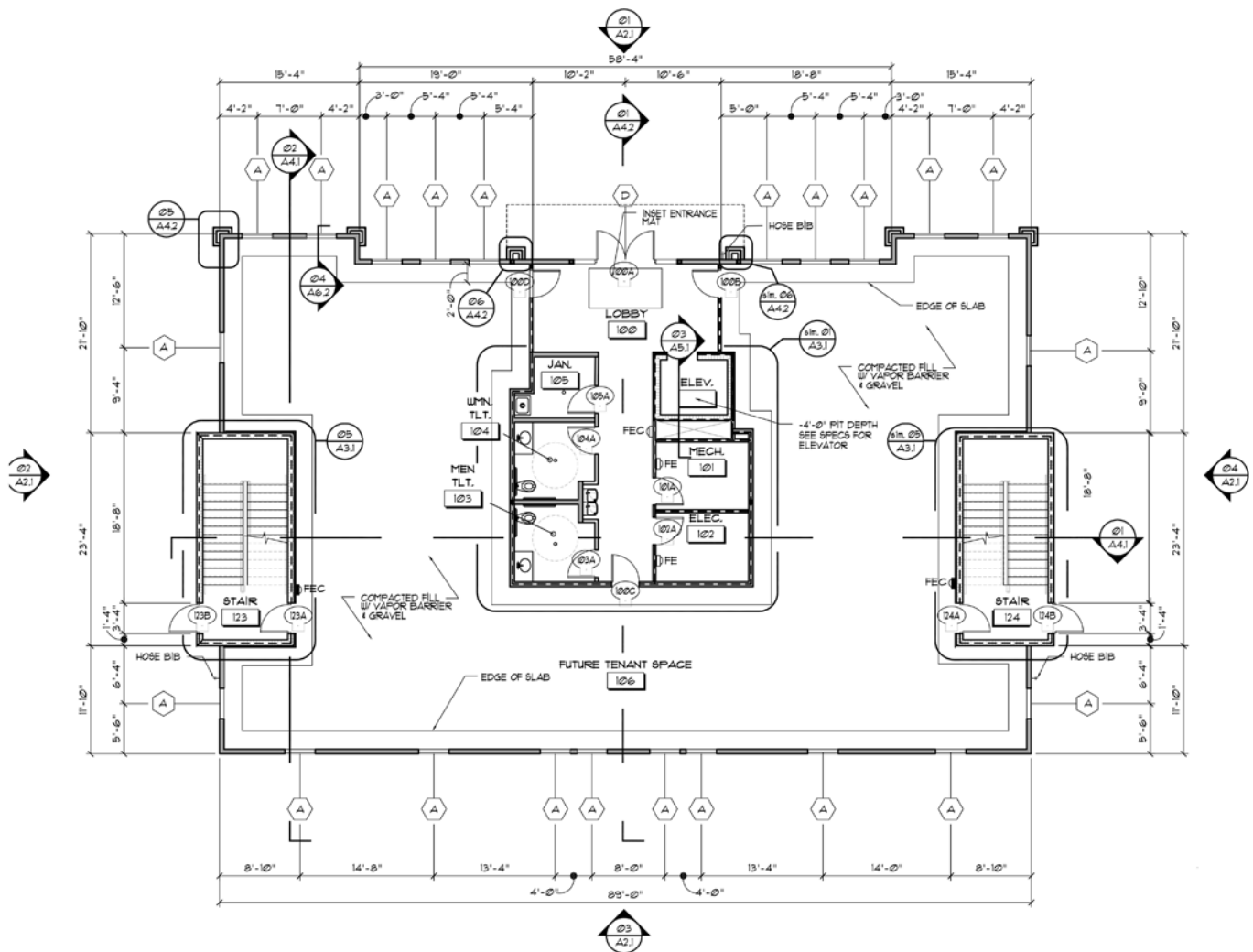
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Floor Plans | FIRST FLOOR

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The Village at Savannah Quarters | A ±2,500 AC PLANNED DEVELOPMENT



Demographics*

| DRIVE TIME | 5 MIN. | 10 MIN. | 15 MIN. | TRAFFIC COUNTS** | |
|---------------------|----------|----------|----------|---------------------|-------------------------|
| Population > | 2,216 | 16,949 | 38,807 | Pooler Parkway > | 10,800 vehicles per day |
| Households > | 900 | 6,027 | 14,580 | **Source: GDOT 2016 | |
| Avg. HH Income > | \$86,882 | \$83,143 | \$81,725 | | |
| Med. HH Income > | \$65,590 | \$66,434 | \$62,676 | | |
| Total No. of Bus. > | 16 | 181 | 1,430 | | |

*Source: US Census 2016

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