



CHARLES HIGHT  
SQUARE

AN EXCITING NEW SHOPPING DESTINATION  
ROME, GEORGIA · OPENING SPRING 2012



# FEATURE HIGHLIGHTS

Ideally situated on 9 acres in the heart of Rome, Georgia, Charles Hight Square will dramatically change the shopping habits of the Rome community and beyond. Anchored by a PUBLIX grocery store, the project will offer the consumer a fresh lineup of local, regional and national shops and restaurants. Located at the intersection of Turner McCall Boulevard and North Fifth Avenue, the development conveniently positions itself in the middle of the market. Directly across the street from Charles Hight Square sits the county's largest employer—Floyd Medical Center—a 304 bed full service hospital with nearly 2,000 employees.



## Trade Area Demographics:

(within a 5 mile radius)

2009 Population:	<b>57,156</b>
College Degree or more:	<b>22%</b>
Households:	<b>21,264</b>
Average HH Income:	<b>\$52,841</b>
Median HH Income:	<b>\$41,252</b>
Average Daily Traffic Counts:	<b>33,860</b>

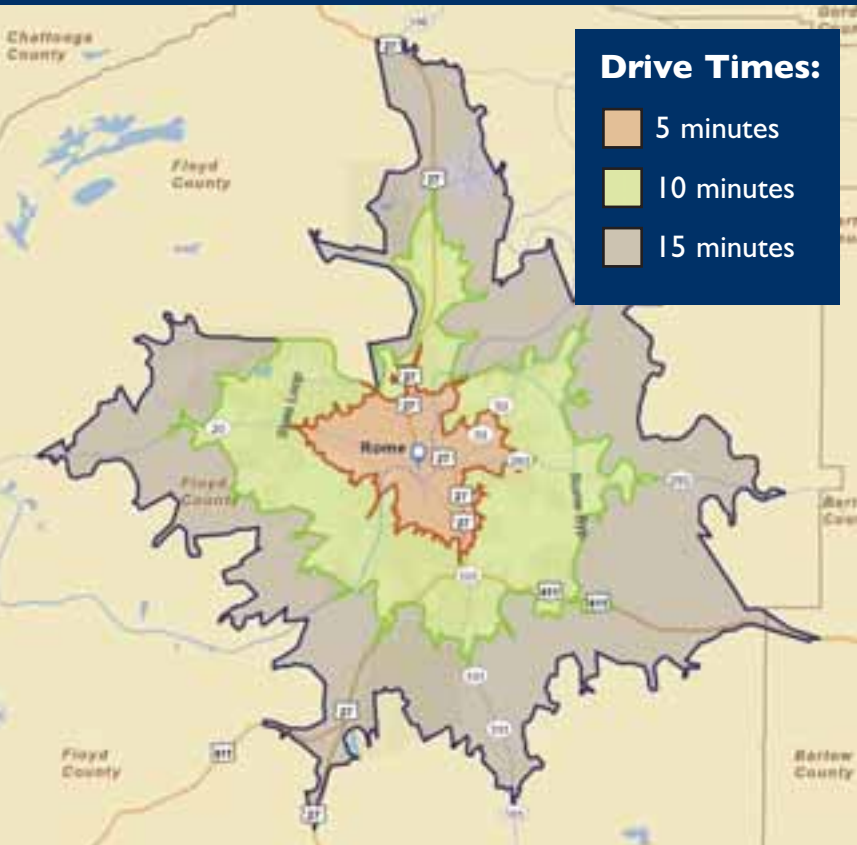
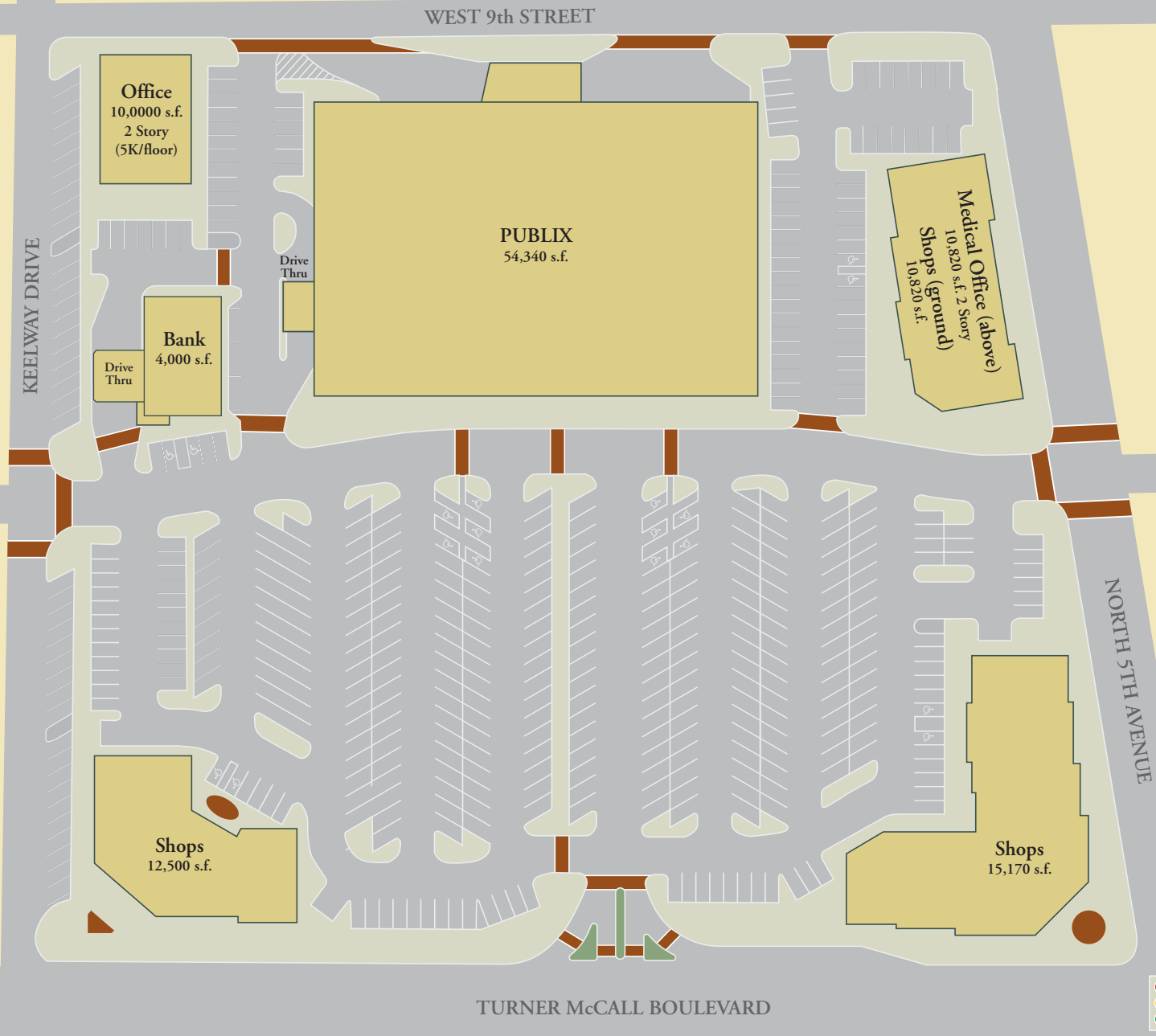


Image U.S. Geological Survey © 2010 Google



## MADISON RETAIL, LLC

Specializing in power centers, mixed-use and retail throughout the Southeast.

Founded in 2003, Madison Retail LLC is a mixed-use & retail development company with over 150 years of combined executive experience. With proven expertise in retail, residential, and mixed-use development, our expert team possesses extensive experience in all disciplines of real estate development.

# MADISON

Madison secures the most recognized names in retail throughout the United States to deliver a unique blend of retailers & restaurants that won't be found in every market. We work diligently with brokers and retailers to create the best shopping experience for our communities.

# ROME, GEORGIA

Nestled in the forested hills of Northwest Georgia, Rome is a thriving business, cultural, and educational center located between three of the Southeast's major metropolitan areas: Atlanta, Chattanooga, and Birmingham.

Home to a diverse range of industries, Rome's growing economy is cultivated by Pirelli Tire, Suzuki Manufacturing of America, VT Industries, Kellogg Company, and many other national and multi-national businesses. Rome's expanding commercial sector is supplemented by the presence of a number of top-rated medical facilities, including two full-service hospitals—Floyd Medical Center and Redmond Regional Medical Center—, a state mental health hospital, and Georgia's largest private multi-specialty health clinic.

Rome's outstanding quality of life is upheld not only through its active economy and easy access to state-of-the-art medical facilities, but by the presence of Berry College, a private liberal arts college named one of "America's Best" for more than 18 years by *U.S. News and World Report*. The college is home to over 1,800 students, and at 28,000 acres Berry boasts the largest college campus in the world.

In 2005, the *New Rating Guide to Life in America's Small Cities* placed Rome atop its list of the country's greatest small cities, citing Rome's excellent quality of life, growing economy, and picturesque setting.

Whether for living, working, or learning, Rome, Georgia provides its residents with a traditional, small-town lifestyle while cultivating a vibrant vision for future growth.



One Overton Park,  
3625 Cumberland Blvd.  
Suite 530  
Atlanta, Georgia 30339  
Phone: 770.818.4130  
Fax: 770.818.4131

*For Leasing Information Contact:*

**MADISON RETAIL, LLC**

**LEE ROSSER • 770.818.4085**

[lrosser@madisonretailllc.com](mailto:lrosser@madisonretailllc.com)

— OR —

**JOE ASHKOUTI • 770.818.4084**

[jashkouti@madisonretailllc.com](mailto:jashkouti@madisonretailllc.com)

[WWW.MADISONRETAILLLC.COM](http://WWW.MADISONRETAILLLC.COM)