



# U Pointe Kennesaw

3079 Hidden Forest Ct, Marietta, GA 30066



## Property highlights

### **Prime Retail Opportunity at Kennesaw State's Largest Mixed-Use Development - 789 Beds Across from Fifth Third Bank Stadium**

- 41,000+ student market - Georgia's 2nd largest university
- Premium location across from Fifth Third Bank Stadium
- Surrounded by additional student housing developments
- Direct access to Big Shanty Rd and Northwest Corridor Express

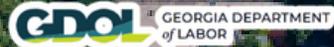


TOWN CENTER AT COBB



COPPER SOCIAL STUDENT APARTMENTS

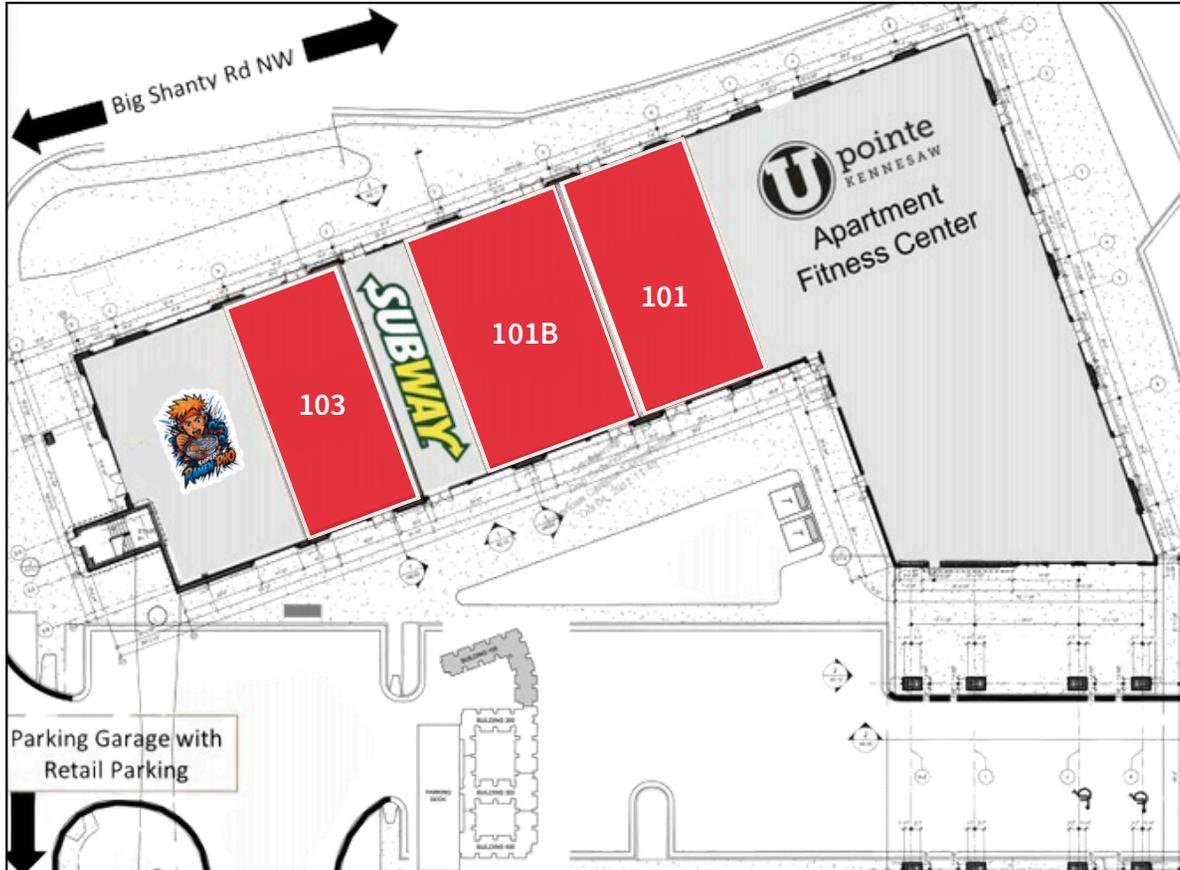
SITE



KENNESAW STATE RUGBY PITCH

KENNESAW STATE STADIUM

# Tenant roster and site plan



Unit	Tenant	Size
101	VACANT	2,082
101B	VACANT	2,840
102	Subway	1,250
103	VACANT	2,082
104	Super Ramen Pho	2,782

## Key

Occupied      Vacant



SUITE 101  
**AVAILABLE**

SUITE 101B  
**AVAILABLE**

SUITE 102  
**SUBWAY**

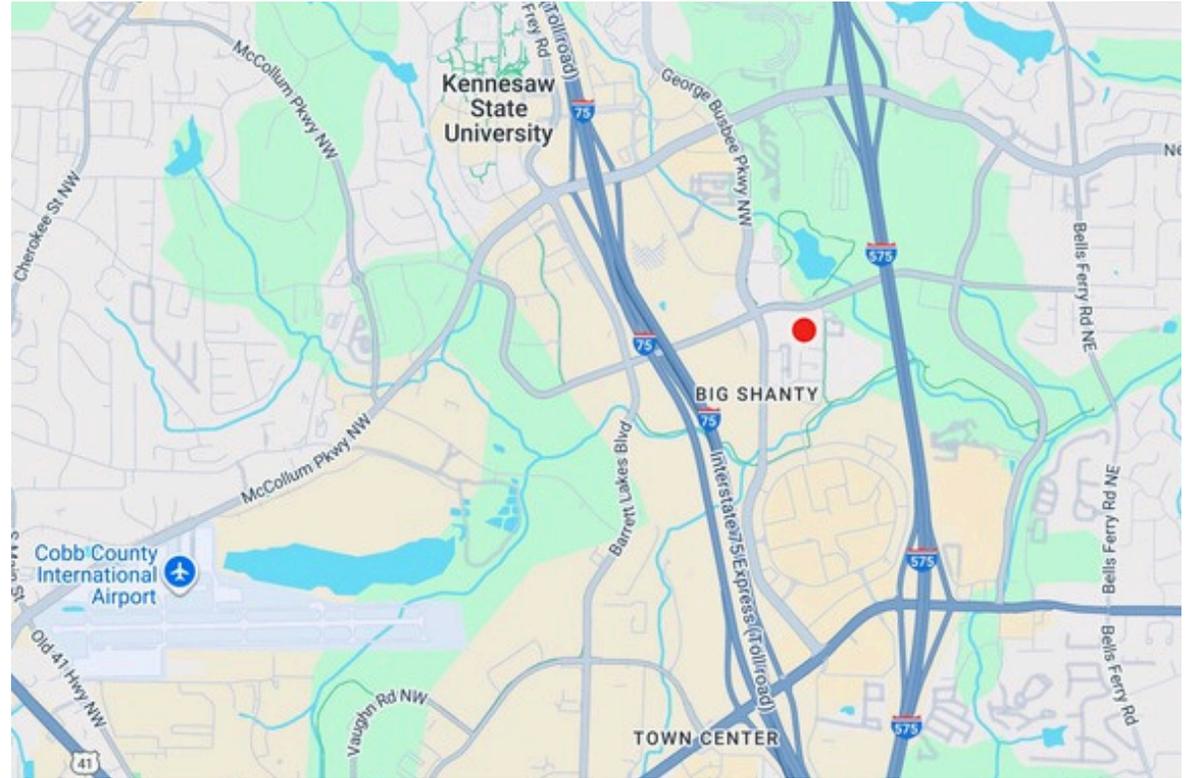
SUITE 103  
**AVAILABLE**

SUITE 104  


# Demographics

Experience the perfect East Cobb lifestyle, where quiet suburban charm meets the convenience of top-rated schools, parks, and premier shopping just moments from your door.

- Zoned for the award-winning Cobb County School District.
- Minutes from The Avenue East Cobb, plus everyday conveniences.
- Close to East Cobb Park, Fullers Park, and the Chattahoochee River.
- Located on a peaceful, tree-lined cul-de-sac in a family-friendly neighborhood.
- Easy access to I-75, I-575, and major local roads.



	1 Mile	3 Miles	5 Miles
<b>Daytime Population Average</b>	6,692	69,027	187,989
<b>Household Income</b>	\$77,420	\$87,795	\$102,030
<b>Median Age</b>	23.7	34.1	37.5



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