

# Hurricane Shoals Land For Sale

Hurricane Shoals Rd & West Pike Street  
Lawrenceville, Georgia 30046



RIVERWOOD  
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## Contacts

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Located behind CVS, near the lighted intersection of Hurricane Shoals Road and West Pike Street. The site is minutes from highway 85 and conveniently nestled within walking distance of Sonny's BBQ, Dunkin' Donuts, PepBoys, and Zaxby's. Additionally, the site is within one mile of the GMC Health Park, Gwinnett Medical Center, Kaiser Permanente and Strickland Family Medicine Center. This parcel is suitable for medical, office, service among other uses.

**Intersection:** Hurricane Shoals Rd and West Pike St

**Daily Traffic Counts:** 54,406 Vehicles Per Day

**Zoning:** HSB – Highway Service Business

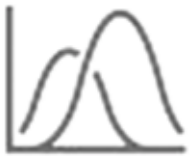


# Demographics



2019  
Population

1 MILE	8,271
3 MILE	77,234
5 MILE	208,880



Estimated  
Population Growth

1 MILE	6.10%
3 MILE	7.10%
5 MILE	7.00%



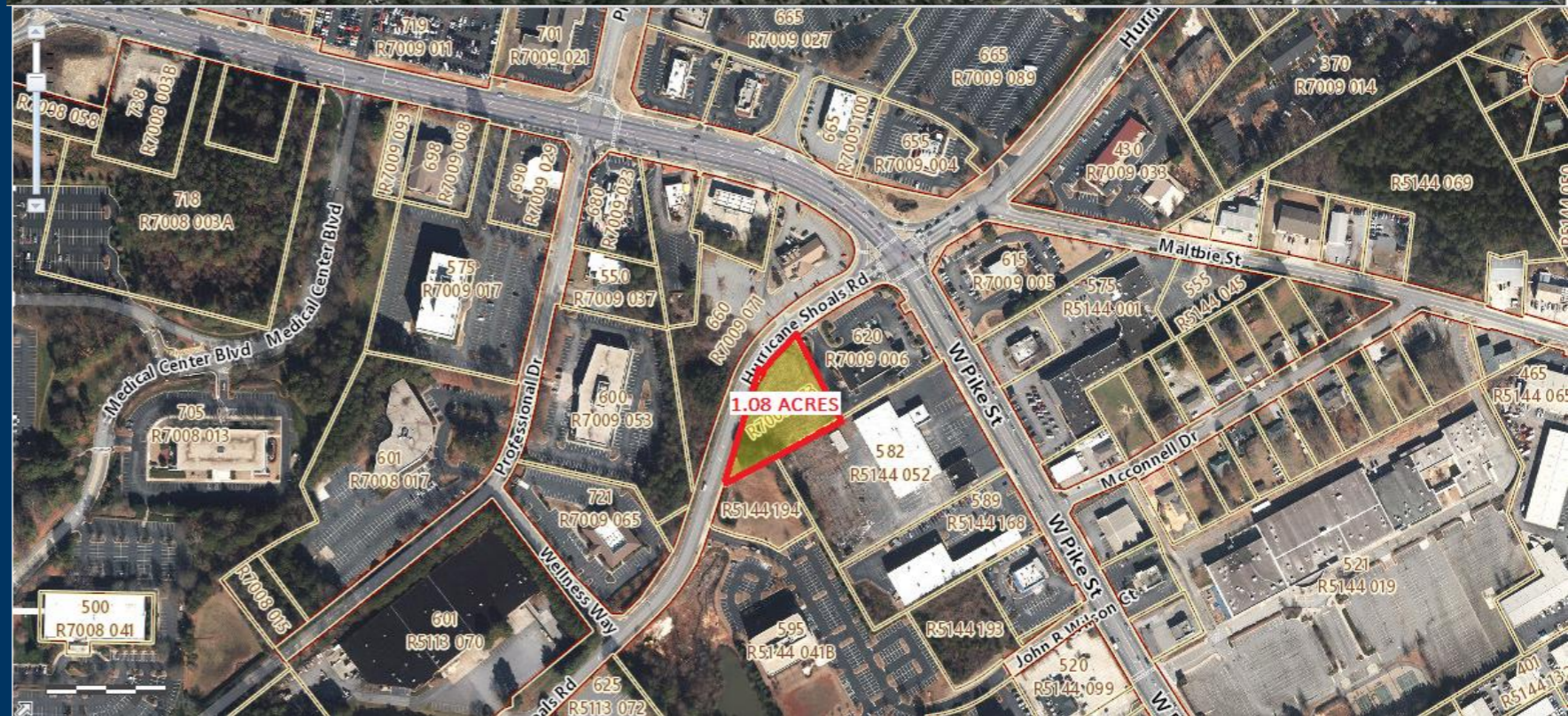
Household  
2019

1 MILE	3,294
3 MILE	25,347
5 MILE	66,341



Household  
Income

1 MILE	\$ 62,621
3 MILE	\$83,192
5 MILE	\$92,306



HURRICANE SHOALS RD & WEST PIKE

Aerial

