FOR LEASE

Scenic Crossing Plaza 2800 Scenic Drive – Blue Ridge, GA 30513 – Fannin County



FOR LEASE 1,000 SF – 3,180 SF Contiguous \$ 10.00 SF / CAM \$ 3.18 SF

Property Highlights:

Anchored by:

AT&T Wireless H&R Block Subway 1st Franklin Financial Corporation

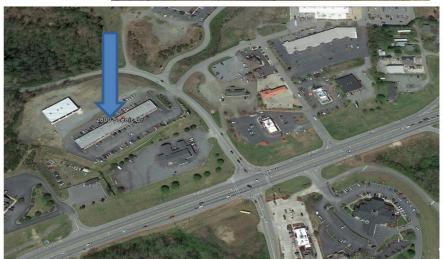
- Building is (1) One Story
- Excellent visibility from Highway
- Easily Accessible- Traffic light located on Scenic Drive Highway 76
- Demographics \$52,000 Average Household Income



Schair & Associates, Inc.

For more information Contact: Richard Schair Mobile #: 404-314-6793 Office #: 770-533-9585

> 5592CoolSpringsRoad Gainesville, GA 30506 www.schairinc.com



Scenic Crossing Plaza is located on Scenic Drive off of Highway 76. Scenic Crossing Plaza is .09 Miles from Downtown Blue Ridge.

Population Growth 3 mile:	2010-2019 - 24.38% per year	2019-2024 - 10.83%
Population Growth 5 mile:	2010-2019 - 22.84% per year	2019-2024 - 10.65%



Schair & Associates, Inc. For more information Contact:

> Richard Schair Mobile#: 404-314-6793

> > 5592 Cool SpringsRoad Gainesville, GA 30506 770-533-9585

www.schairinc.com

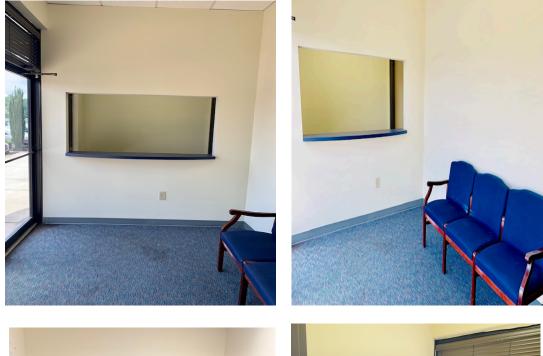


Rick Schair President & CEO rschair@schairinc.com

Suite 5 – Scenic Crossing Plaza <u>CLICK HERE FOR VIDEO SUITE 5</u>



Suite 13 – Scenic Crossing Plaza (Video coming soon!)







Suite 14 – Scenic Crossing Plaza <u>CLICK HERE FOR VIDEO SUITE 14</u>



Suite 15 – Scenic Crossing Plaza <u>CLICK HERE FOR VIDEO SUITE 15</u>





Scenic Crossing Plaza - Property Size 18,000 SF







Schair & Associates, Inc. 5592 Cool SpringsRoad - Gainesville, GA 30506 Office #:770-533-9585 Richard Schair Mobile #: 404-314-6793 <u>www.schairinc.com</u>