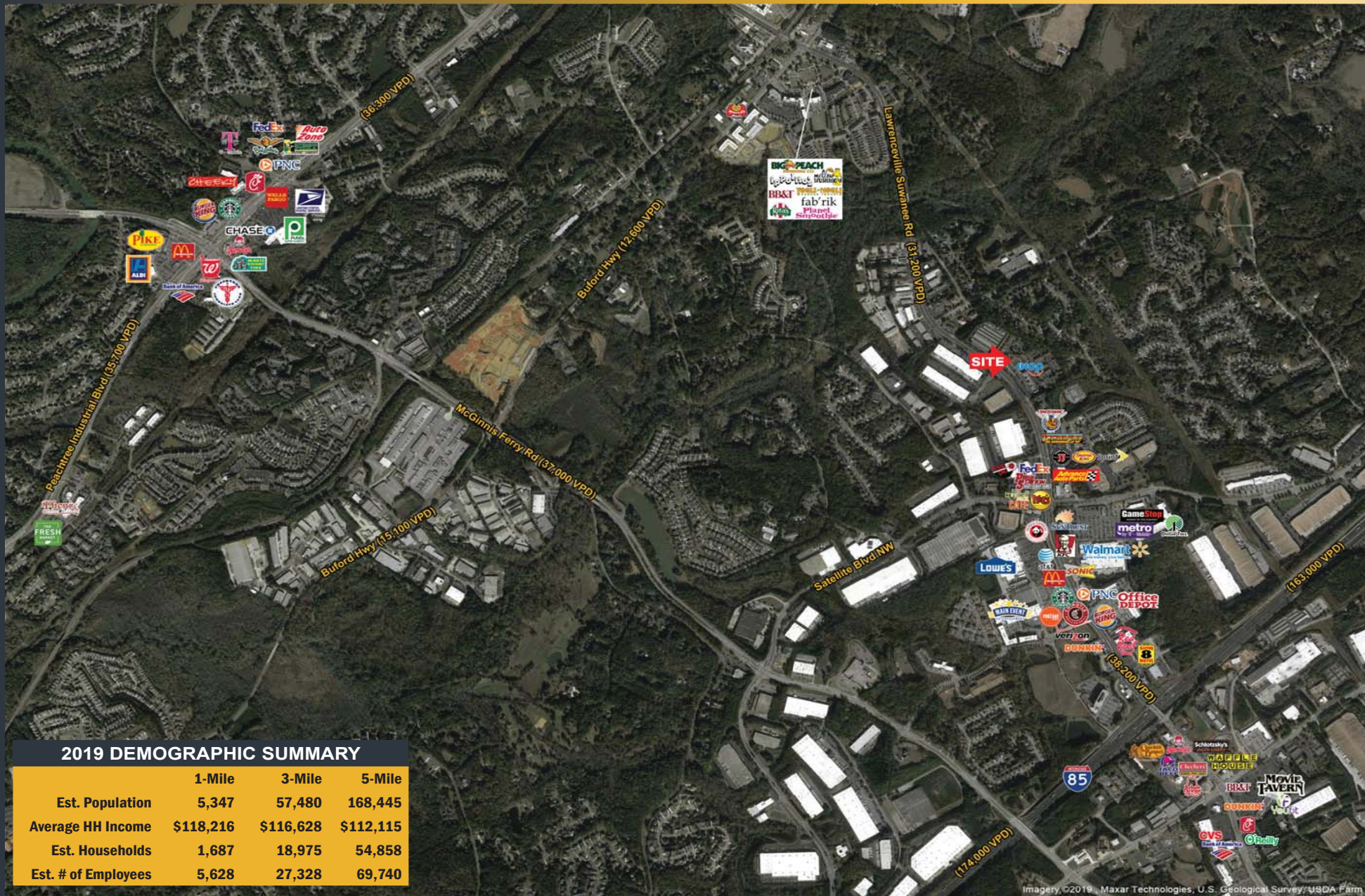


SUWANEE, GA

LAND AVAILABLE



2019 DEMOGRAPHIC SUMMARY			
	1-Mile	3-Mile	5-Mile
Est. Population	5,347	57,480	168,445
Average HH Income	\$118,216	\$116,628	\$112,115
Est. Households	1,687	18,975	54,858
Est. # of Employees	5,628	27,328	69,740

.64 ACRES GRADED PAD SITE AVAILABLE
 3453 B LAWRENCEVILLE SUWANEE RD | SUWANEE, GA 30024



SUWANEE

3453 B LAWRENCEVILLE SUWANEE RD

- Located on the major thruway Lawrenceville Suwanee Rd
- Desirable and highly visible with full access
- Heavy traffic (31,200 vehicles per day on Lawrenceville Suwanee Rd)
- Convenient access to I-85 and less than onemile from Walmart and Lowe's Shopping Centers
- Strong Regional Trade Area
- Excellent Demographics

