

RESTAURANT BUILDING

830 Lawrenceville Suwanee Road, Lawrenceville, GA 30043

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Site is located just north of the intersection of Duluth Hwy (Hwy 120) & Lawrenceville Suwanee Rd



EXCLUSIVE AGENT(S)

ALAN SHAW • alan.shaw@tscg.com • 770.955.2434
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PROPERTY HIGHLIGHTS

- Available: 6,160 SF full service restaurant on 2 acre parcel
- PLEASE DO NOT DISTURB TENANT'S EMPLOYEES OR GUESTS
- 111 parking spaces
- Signalized access
- Pylon signage
- Area retail includes: Target, The Home Depot, Ross, Marshalls, Petsmart, AMC Theaters & Publix
- GA DOT Traffic Counts: Lawrenceville Suwanee Rd-33,300 AADT

DEMOGRAPHICS

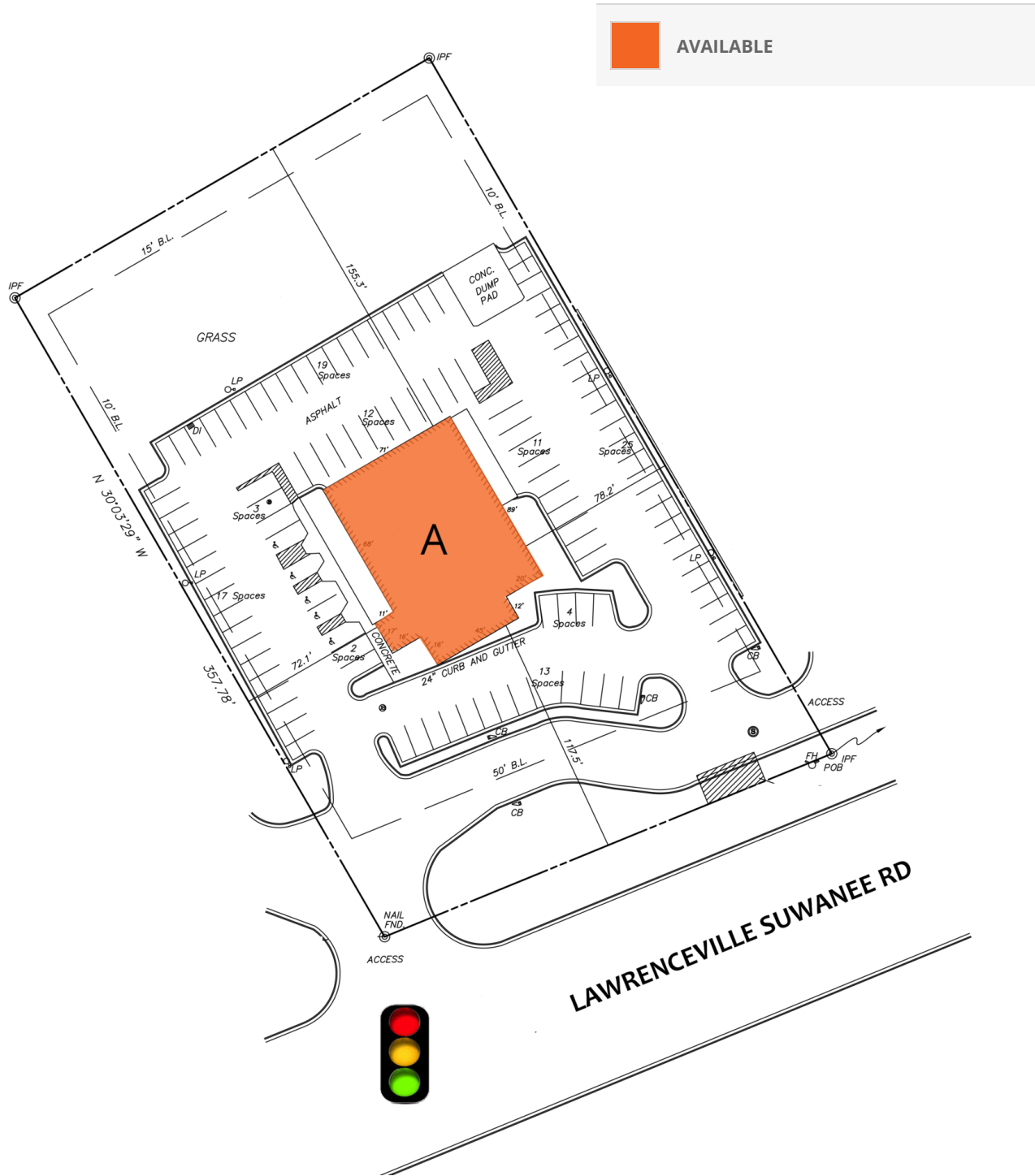
	1 MILE	3 MILES	5 MILES
Population Density	9,320	79,190	220,918
Average HH Income (\$)	68,628	85,475	90,282
Daytime Population	25,371	97,620	233,019



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SITE PLAN



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Lawrenceville

Area Retail & Restaurants

February 2020

