6281 Jimmy Carter Boulevard

TEXACO

BEST FRIEND

PARK

27,800 VPD

OT

ofs

DOLLAR TREE

.70 ACRES

6281 JIMMY CARTER BOULEVARD NORCROSS, GA 30071

🔁 62,000 VPD

Norcross, GA 30071 | Gwinnett County

BUFORD HNW

Ackerman Retail

.70 ACRES \$175,000

PROPERTY HIGHLIGHTS

- Great access and visibility
- Zoned C2-Commercial
- Near OFS plant and I-85 corridor
- Front access to Extended Stay Hotel and Public Storage
- Across from Best Friend Park
- 62,000 VPD on Jimmy Carter **Boulevard**

A Furukawa Comi SEAN W. PATRICK, CCIM 770.913.3946 | spatrick@ackermanco.net

COMMERCIAL

LAND **DEVELOPMENT**

OPPORTUNITY

85

SPRINGDALE

ESTATES

6281 Jimmy Carter Boulevard

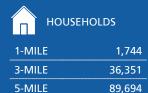
Norcross, GA 30071 | Gwinnett County

Ackerman Retail



AREA DEMOGRAPHICS (2017):

1-MILE	6,224	
3-MILE	110,510	
5-MILE	261,829	



\$ \$\$	AVG HH INCOME
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I-MILE	\$64,182
3-MILE	\$54,808
5-MILE	\$73,573

BROKER CONTACT:

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