



## Five Forks Corners

Five Forks Trickum Rd & Killian Hill Rd  
4045 Five Forks Trickum Rd  
Lilburn, GA 30047

Metro Area: Atlanta-Sandy Springs-Roswell,  
GA

Center Type: Community

GLA: 88,646

Parking Spaces 484

LEASING CONTACT

**Dan Nieman**

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### PROPERTY HIGHLIGHTS

- Anchored by Publix Supermarket
- In high-income area with household incomes \$111,000+ in 1mi
- Pad site opportunity with high visibility!
- At the intersection of Five Forks Trickum Rd and Killian Hill Rd
- Traffic count of 32,000 VPD

### MAJOR TENANTS



### DEMOGRAPHICS

	1 MI	3 MI	5 MI
POPULATION	7,344	61,886	194,410
HOUSEHOLDS	2,391	20,409	62,358
AVG HH INCOME	\$140,325	\$105,963	\$93,592

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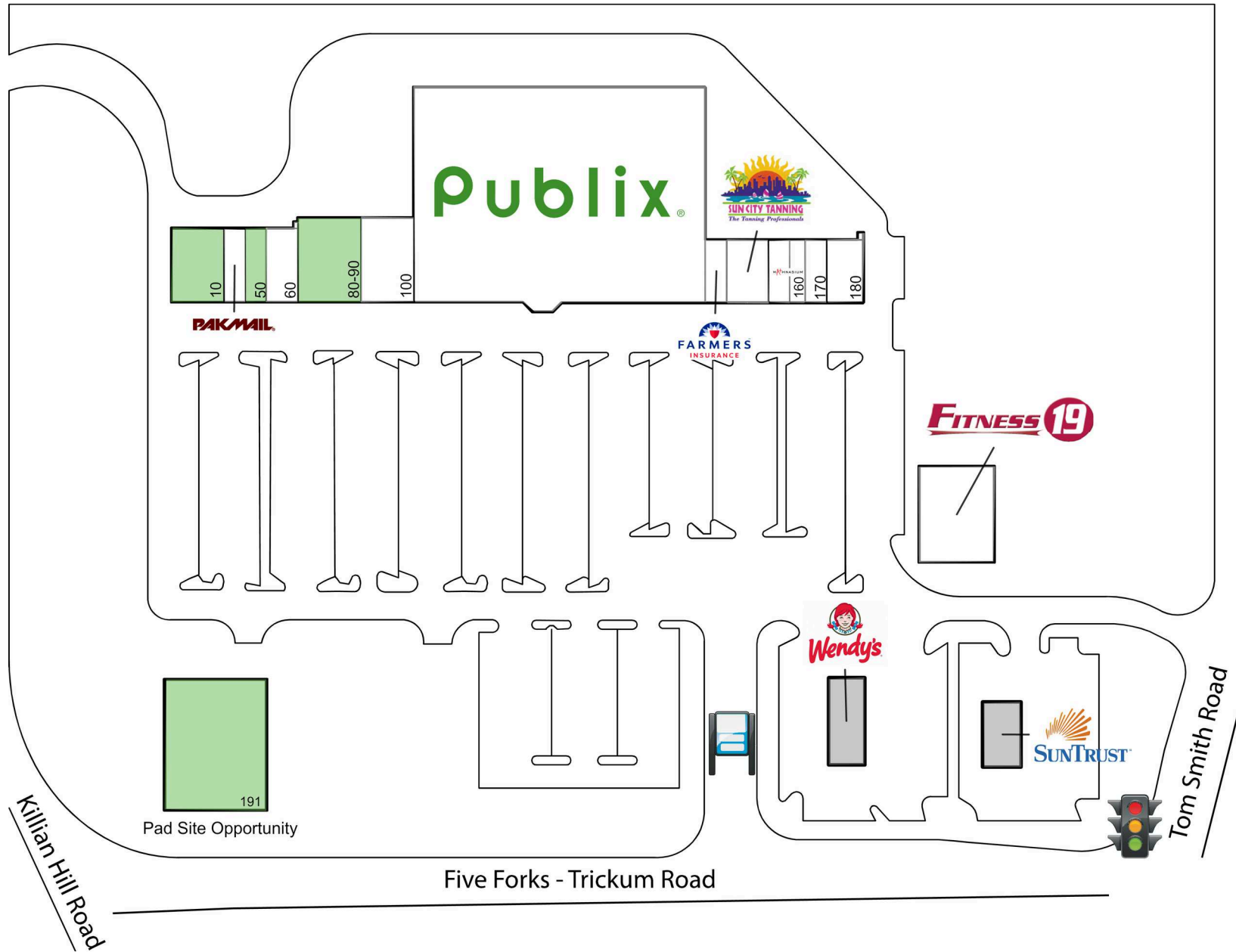
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This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.

### AVAILABLE SPACES

10	3,500 SF
50	1,400 SF
80-90	4,800 SF
191	0 SF



### CURRENT TENANTS

20	Pak Mail	1,400 SF	120	Farmers Insurance	1,200 SF	170	J.A.C. Hair Salon	1,200 SF
60	El Guero Mexican Restaurant	2,100 SF	140	Sun City Tanning Salon	2,400 SF	180	Marco's Pizza	2,100 SF
100	Lush Spa	4,000 SF	150	Mathnasium	1,200 SF	190	Fitness 19	6,300 SF
110	Publix Supermarket	56,146 SF	160	Sue's Alterations	900 SF			