

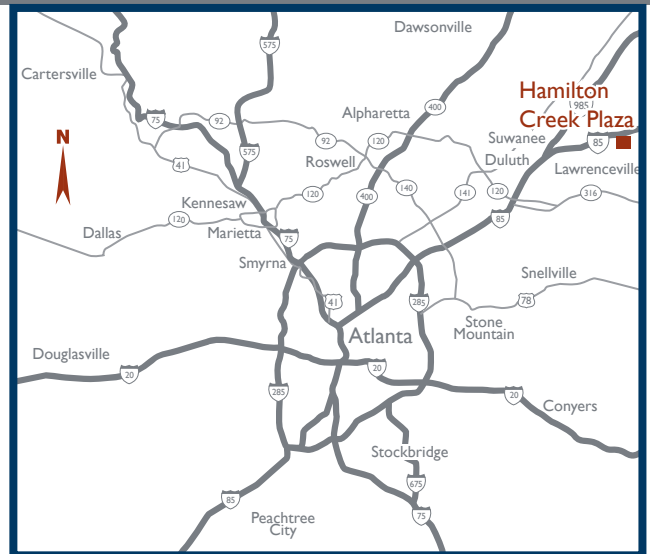
HAMILTON CREEK PLAZA

2111, 2115 & 2119 HAMILTON CREEK PARKWAY, DACULA, GA 30019



PROPERTY DETAILS

- 17,533 SF retail center in affluent and growing area of Gwinnett County
- Located in the heart of Hamilton Mill's retail hub, which includes Home Depot, Kohl's, Starbucks, Publix, Regal Cinemas, numerous banks, and more
- Within 2 miles of affluent Hamilton Mill subdivision and golf community with over 2,200 homes
- Strong demographics with 53,625 residents within 3 miles with average HH income of over \$129,000
- Signalized access from Braselton Highway (Highway 124) onto Hamilton Creek Parkway
- Easy ingress and egress
- Monument signage
- 1,400 SF former restaurant space available



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TRAFFIC COUNTS

Hamilton Mill Road @
 Braselton Highway 36,000 VPD
 Hamilton Creek Pkwy 16,900 VPD

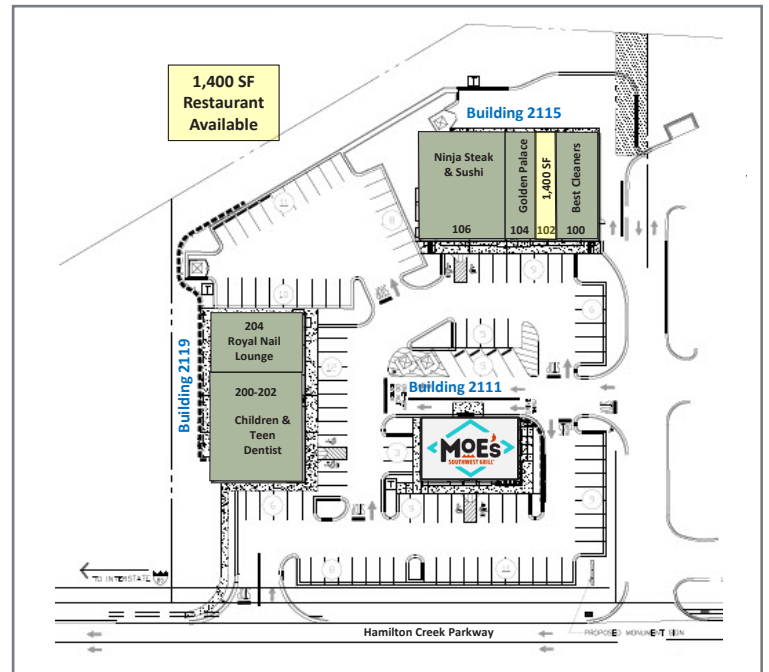
DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	5,396	53,626	130,351
Income	\$144,833	\$129,276	\$125,729
Daytime Emp	3,809	10,028	28,760

GPS COORDINATES

Lat. 34.0668088 Long. -83.9828257

SUITE	TENANT	SF
100	Best Cleaners	1,745
102	AVAILABLE RESTAURANT	1,400
104	Golden Palace Express Restaurant	1,120
106	Ninja Steak & Sushi Restaurant	3,855
200	Children & Teen Dentistry	4,747
204	Royal Nail Lounge	1,873
300	Moe's	2,793
Total Square Feet		17,533

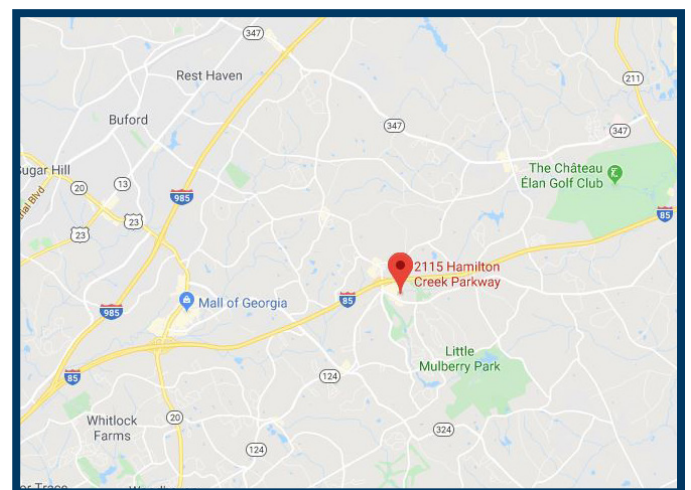


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