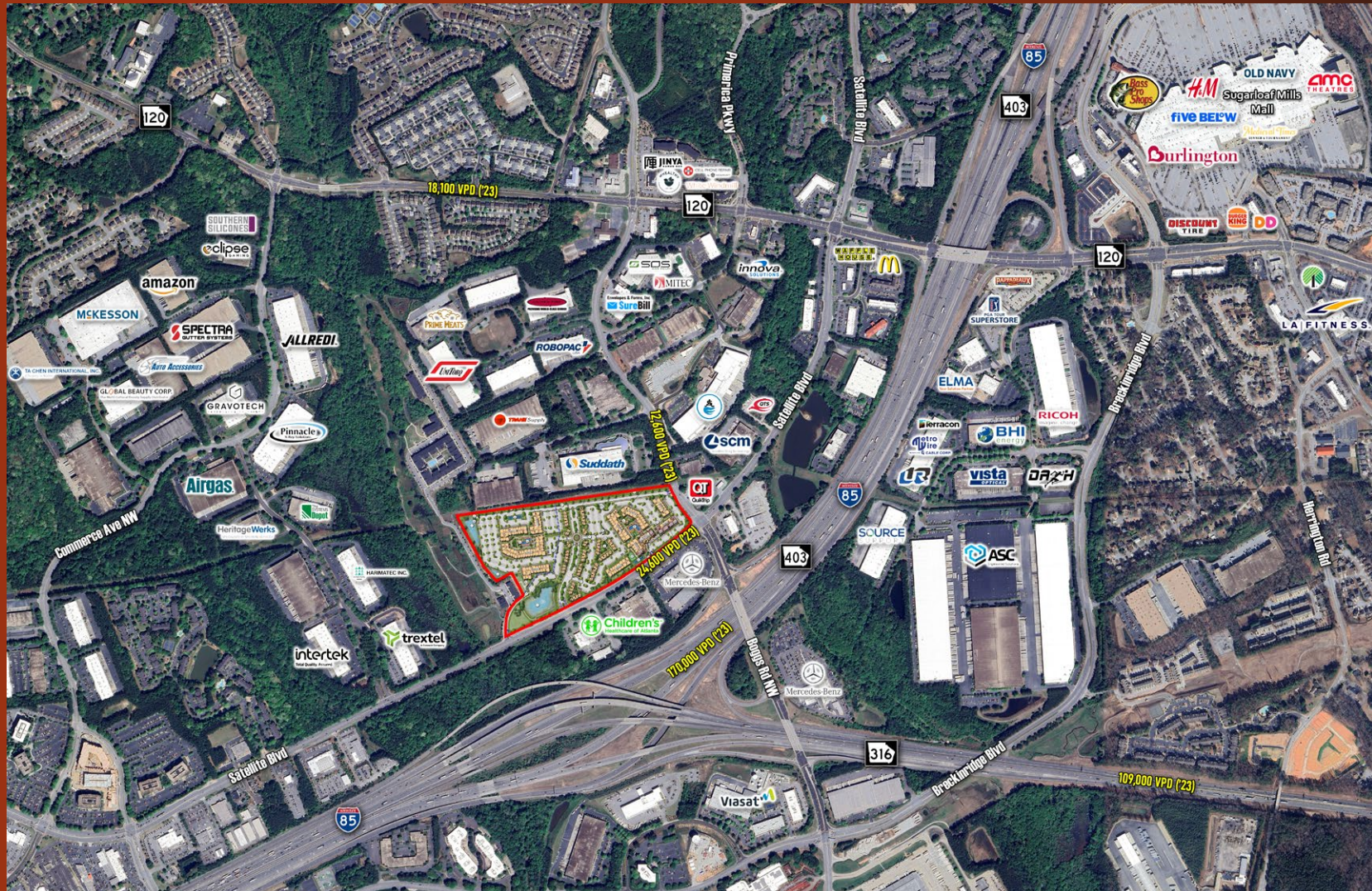




Dayton Square

2651 Satellite Blvd
Duluth, GA 30096

- 40 AC mixed use development within the affluent and thriving Sugarloaf neighborhood of Gwinnett County
 - Phase 1 includes 14,845 SF of retail, 339 Multi-family units & 62 rental cottages
 - 14,845 SF Retail - Q2 2025 Delivery
 - 339 Multi-family Units - Staggered Delivery from Q1 - Q4 2025
 - 62 Cottages - Q2 2025 Delivery
 - Phase 2 will include 355 additional Multi-family units
 - Multi-use trails that connect to the Gwinnett County Trail Network



Dayton Square

2651 Satellite Blvd
Duluth, GA 30096

	3 mile	5 miles	7 miles
Total Population	100,904	249,914	456,550
Daytime Population	125,347	263,818	483,217
Avg Household Income	\$97,504	\$102,892	\$117,118

PHASE 2 UNITS:
355 UNITS
CONSTRUCTION COMMENCEMENT Q1 2026
(GRASSED, MAINTAINED AND UTILIZED AS GREEN SPACE UNTIL PH. 2 COMMENCEMENT)

PHASE 1 COTTAGES:
62 COTTAGES
DELIVERING Q2 2025

PHASE 1 MULTI-FAMILY:
339 APARTMENTS
FIRST UNITS DELIVERING Q1 2025
FINAL UNITS DELIVERING Q4 2025

BUILDING 800 RETAIL:
R8100 - 2,820 SF
R8110 - 2,551 SF
R8120 - 1,681 SF
R8130 - 2,488 SF
DELIVERING Q2 2025

BUILDING 700 RETAIL:
R7100 - 2,442 SF
DELIVERING Q1 2025



BUILDING 600 RETAIL:
R6100 - 2,863 SF
DELIVERING Q2 2025

- KEY:**
- (A) PAVILION
 - (B) POOL / AMENITY AREA
 - (C) RESIDENTIAL TRASH COMPACTOR
 - (D) DOG PARK
 - (E) MAINTENANCE BUILDING
 - (F) GATED ENTRY
 - (G) TOWNHOME MAIL KIOSK
 - (H) PICKLEBALL COURTS
 - (I) DETENTION POND
 - (J) WALKING TRAIL
 - (K) RETAIL TRASH CONTAINERS

- LEGEND:**
- PHASE LIMITS
 - SITE INGRESS / EGRESS
 - * PYLON IDENTIFICATION SIGN



LEGEND:

-  SITE INGRESS / EGRESS
-  PYLON IDENTIFICATION SIGN

KEY:

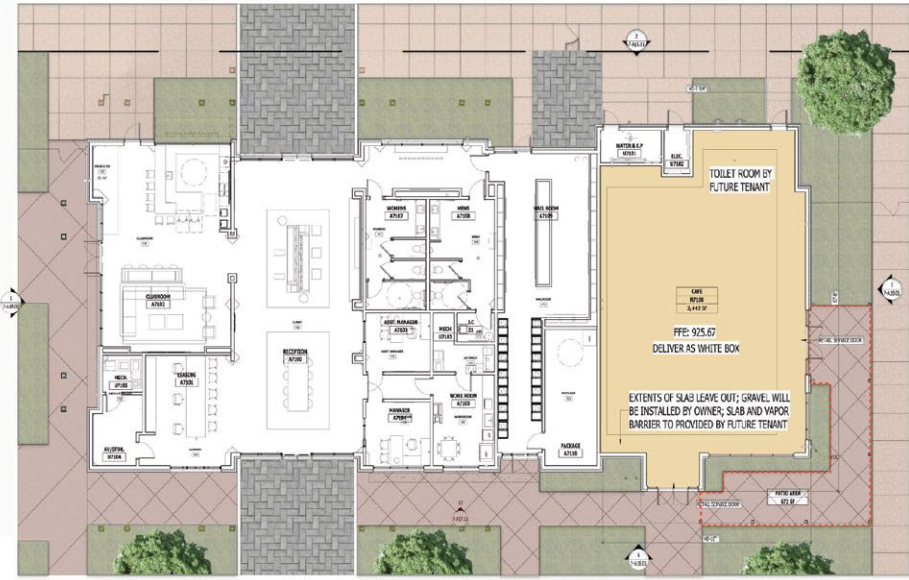
-  PAVILION
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-  GATED ENTRY
-  TOWNHOME MAIL KIOSK
-  PICKLEBALL COURTS
-  DETENTION POND
-  WALKING TRAIL
-  RETAIL TRASH CONTAINERS



BUILDING 600 RETAIL:
 R6100 - 2,863 SF
 DELIVERING Q2 2025

BUILDING 700 RETAIL:
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BUILDING 800 RETAIL:
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NELSON
Nelo Architects, Inc.

5320 Avalon Boulevard
Atlanta, GA 30309
Phone: (770) 385-1985
WWW.NELSONWORLDWIDE.COM

- PROFESSIONAL DESIGN: NELSON ARCHITECTS, INC.
- ARCHITECTURAL RENDERING: JEFFREY W. HARRIS
- MEP ENGINEER: JAMES W. HARRIS
- STRUCTURAL ENGINEER: JAMES W. HARRIS
- MECHANICAL ENGINEER: JAMES W. HARRIS
- ELECTRICAL ENGINEER: JAMES W. HARRIS
- PLUMBING ENGINEER: JAMES W. HARRIS
- LANDSCAPE ARCHITECT: JAMES W. HARRIS
- INTERIOR DESIGNER: JAMES W. HARRIS
- EXTERIOR DESIGNER: JAMES W. HARRIS
- CONSTRUCTION ADMINISTRATION: JAMES W. HARRIS
- GENERAL CONTRACTOR: JAMES W. HARRIS

BRAND PROPERTIES

SATELLITE COMMONS - BUILDING 700

2651 SATELLITE BOULEVARD
DULUTH, GA 30096

Date: 02/05/2014 No. 2014014

KEY PLAN:



BUILDING 700 LEASABLE PLAN AND ELEVATIONS



Dayton Square
ARCHITECT
Project: 14-000000000
Issued for:

NELSON
Redo Architects, Inc.

5200 Avalon Boulevard
Atlanta, GA 30009
Phone: (770) 309-1333

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STRUCTURAL ENGINEER
TERRACON CONSULTANTS, LLC
1000 PHOENIX AVENUE, SUITE 1000
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MECHANICAL ENGINEER
WINDWARD ENGINEERING, INC.
1000 PHOENIX AVENUE, SUITE 1000
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WINDWARD ENGINEERING, INC.
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ATLANTA, GA 30309
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PAILES

WINDWARD



BRAND PROPERTIES

SATELLITE COMMONS - BUILDING 000

2651 SATELLITE BOULEVARD
DULUTH, GA 30096

DATE	NO.	DESC.
08/11/2016	1	ISSUED FOR PERMIT
08/11/2016	2	ISSUED FOR PERMIT
08/11/2016	3	ISSUED FOR PERMIT

KEY PLAN:



BUILDING 000 LEASING PLAN AND ELEVATIONS

FOR CONSTRUCTION

Drawn: 000
Scale: 1/8\"/>

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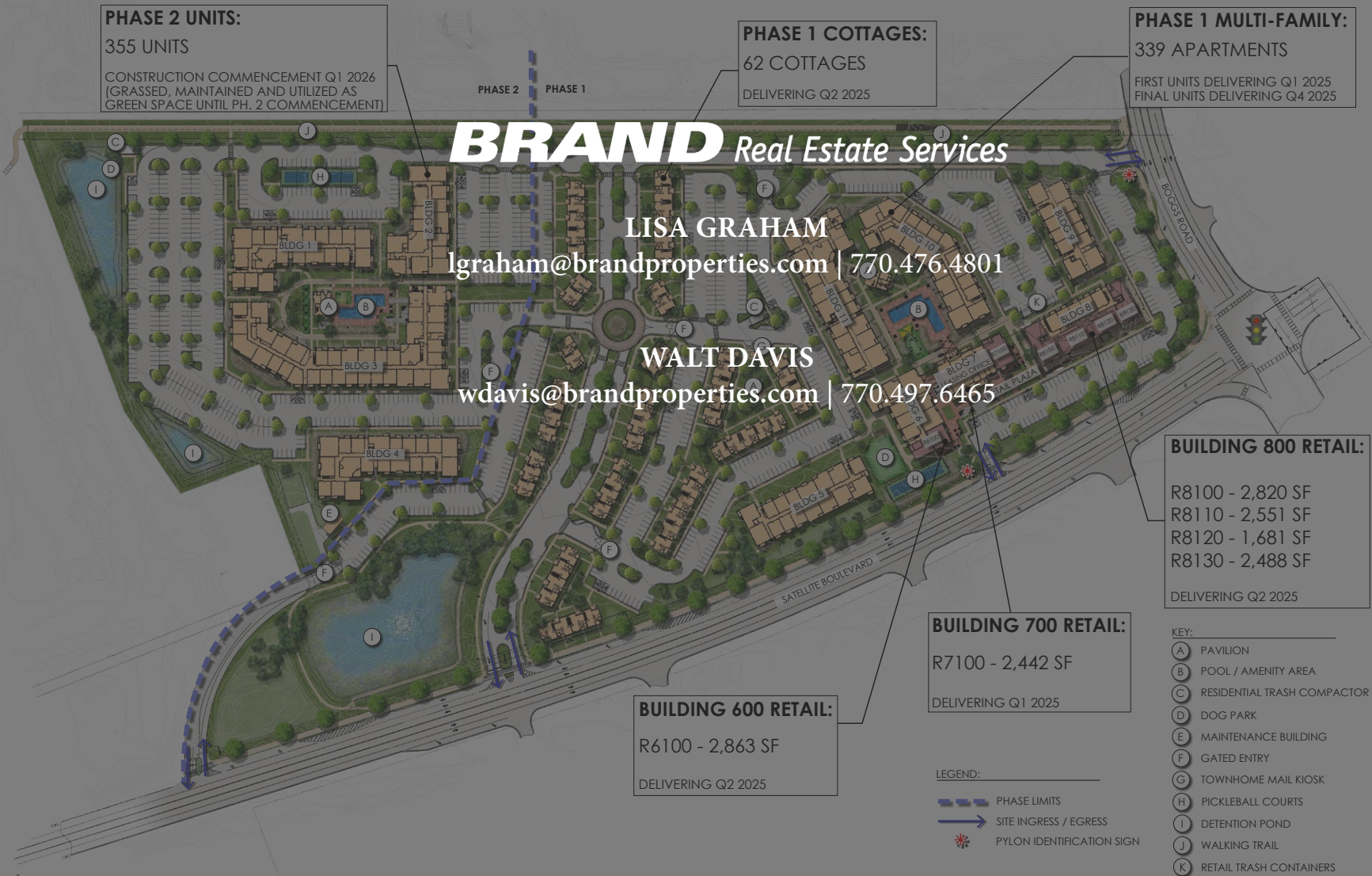
Dayton Square
2651 Satellite Blvd
Duluth, GA 30096

BRAND Real Estate Services

Now Under Construction



DAYTON SQUARE - DULUTH, GEORGIA



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 CONSTRUCTION COMMENCEMENT Q1 2026
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 FINAL UNITS DELIVERING Q4 2025

BRAND Real Estate Services

LISA GRAHAM
 lgraham@brandproperties.com | 770.476.4801

WALT DAVIS
 wdavis@brandproperties.com | 770.497.6465

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