



## HAMILTON MILL SHOPS

2476 Hamilton Mill Rd, Dacula GA 30019





## DEMOGRAPHICS

### 1 MILE



5,484  
Estimated population



3,734  
Estimated daytime population



\$150,838  
Average household income



1,876  
Households

### 3 MILE



56,284  
Estimated population



9,184  
Estimated daytime population



\$150,833  
Average household income



17,493  
Households

### 5 MILE



135,555  
Estimated population



31,501  
Estimated daytime population



\$143,537  
Average household income



43,332  
Households

## DRIVE TIME POPULATION

5  
Min



7,068

10  
Min



64,948

15  
Min

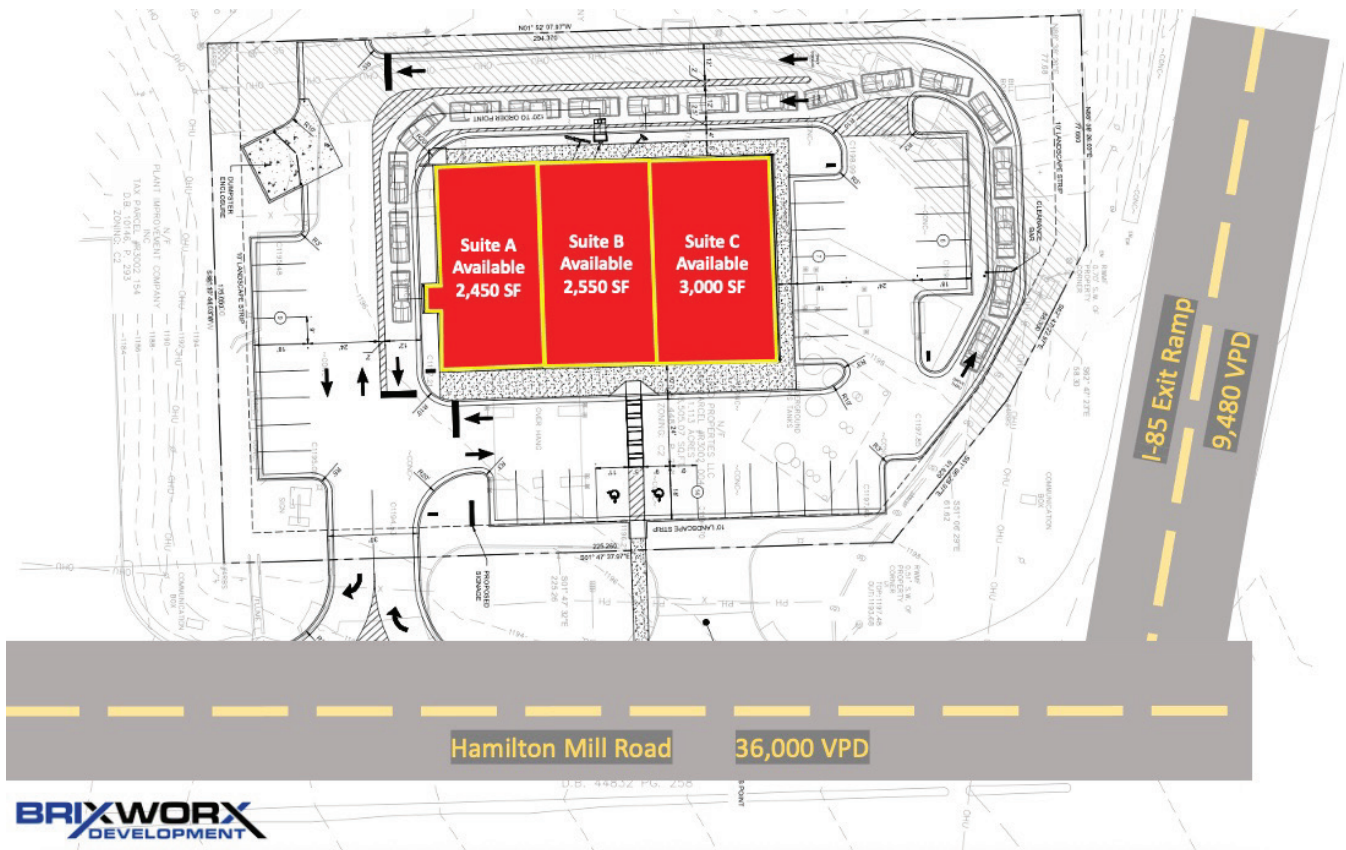


175,725

Information contained in this marketing brochure has been obtained by the owner of the property or other sources that we deem reliable, however we cannot guarantee the accuracy of it. You should conduct an independent investigation of the shopping center to verify all information in determining the suitability of the property.

## SITE PLAN

SUITE	TENANT	SIZE
A	Available	2,450 SF
B	Available	2,550 SF
C	Available	3,000 SF

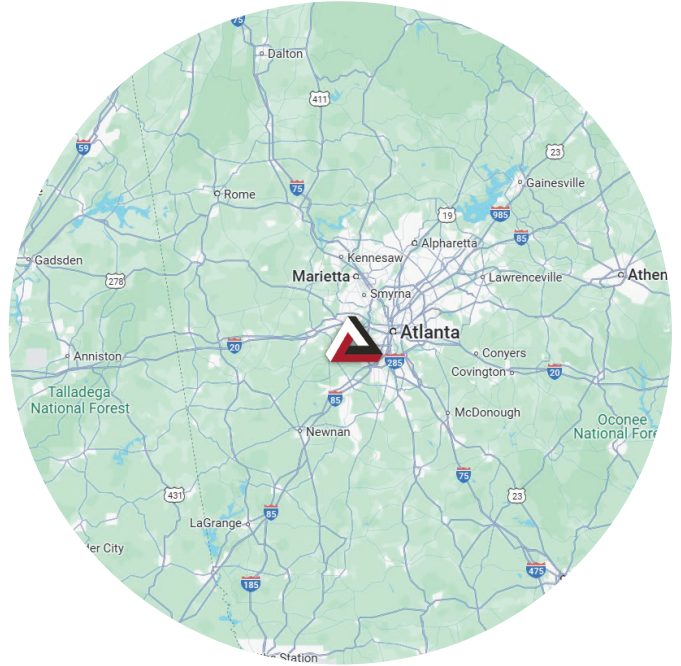


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## HIGHLIGHTS

- Brand new restaurant and retail spaces coming available for lease.
- Located at the I-85 ramp and close to the high-traffic intersection of Hamilton Mill Rd (36,000 VPD) and Braselton Hwy (15,600 VPD).
- Nearby retailers include Publix, OrangeTheory Fitness, Subway, and PetCo.
- Located in a high household income trade area, just over one mile from Hamilton Mill Golf Club and brand new Seeking High School.



36,000 on Hamilton Mill Rd.



Right In/Right Out from Hamilton Mill Rd.



Signage options available.



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