

# Peachtree Medlock Walk

5260 Peachtree Industrial Blvd.  
Peachtree Corners, Georgia 30071

# FOR LEASE



### Demographics

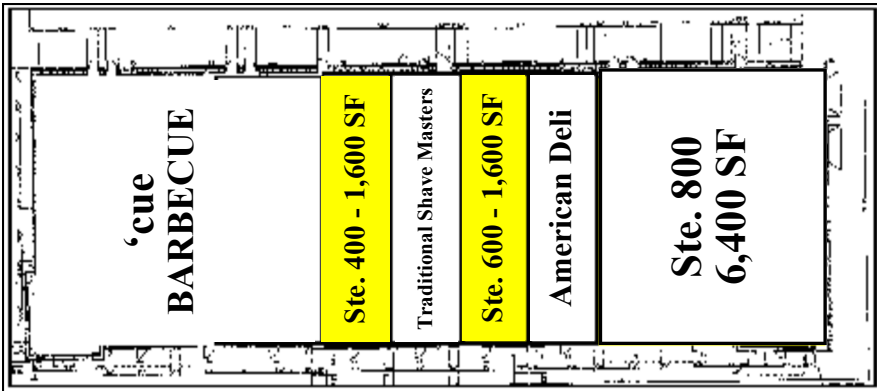
	0-1 Miles	0-3 Miles	0-5 Miles
2023 Est. Average HH Income	\$115,991	\$102,522	\$92,066
Population 2023 Estimate	8,895	85,046	252,639
Population 2028 Projection	9,240	88,071	258,906

### RENTAL RATE:

Ste. 400 - \$16.00 p.s.f.  
Ste. 600 - \$16.00 p.s.f.

### EST. CAM (2024):

+/- \$4.01/SF/YR



- Outstanding Retail Exposure on Peachtree Industrial Blvd.
- Zoned - C-2
- City of Peachtree Corners, Gwinnett County
- 75 Parking Spaces
- Traffic Count - 38,594 VPD
- Located just North of Medlock Bridge Rd.



**For Information:**  
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