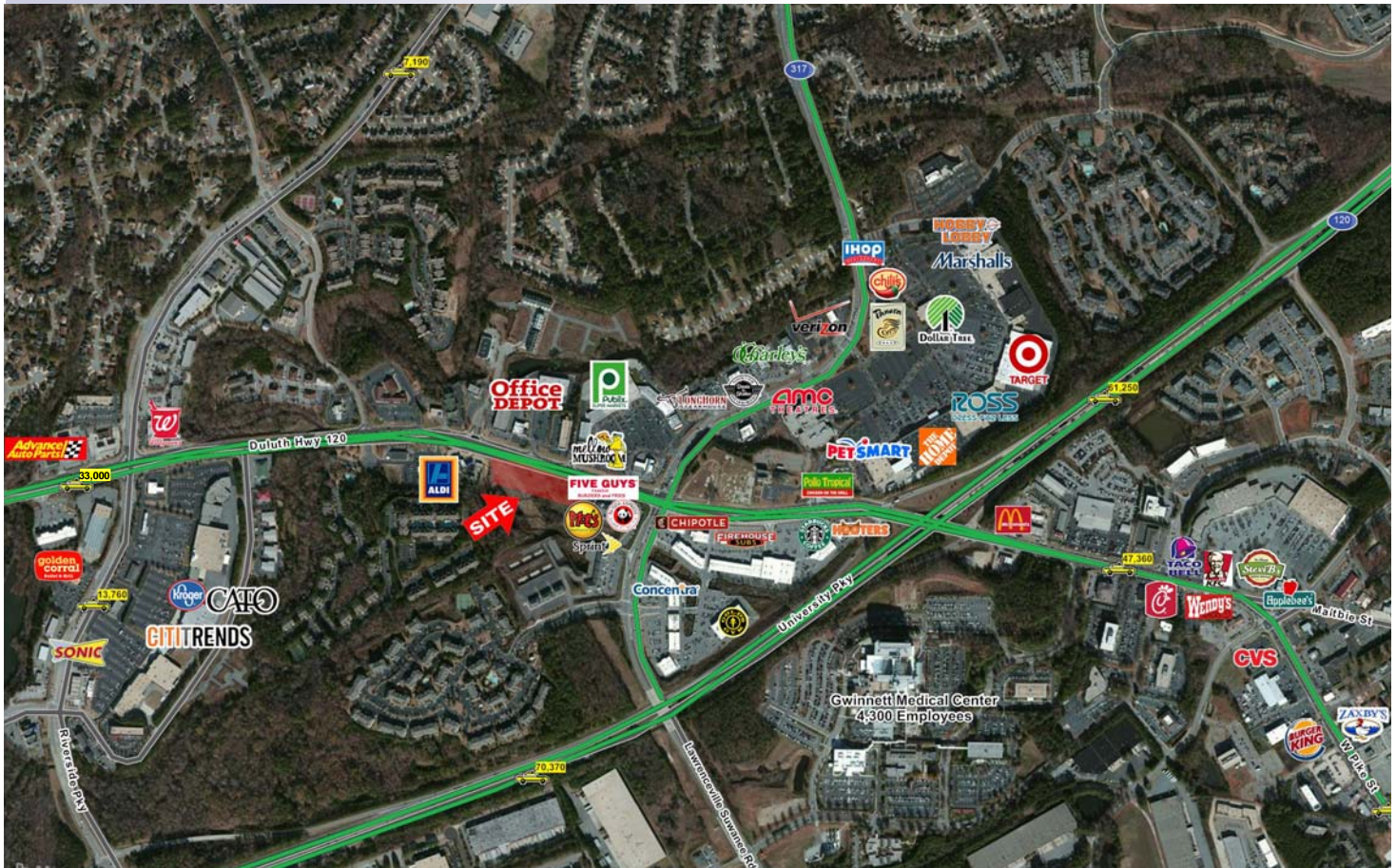


# LAWRENCEVILLE, GA

968 Duluth Hwy. (SR-120)  
Lawrenceville, GA

Build to Suit/Ground Lease  
+/-3 Acres



- SR-120 is major east-west connector between SR-316 and I-85, with traffic counts of 33,000 vehicles per day
- High Income, densely populated area
- Across the street from Publix Grocery
- .5 miles to Gwinnett Medical Center with 4,300 employees and physicians
- 1.5 miles to Georgia Gwinnett College with over 11,000 students

DEMOGRAPHICS:	1-Mile	3-Miles	5-Miles
2014 Est. Population	9,684	76,197	208,026
2014 Avg HH Income	\$66,952	\$68,365	\$72,976
2014 Est. # of Employees	4,334	48,686	98,441
Traffic Counts:	SR-120 33,000	University Pkwy 70,370	Lawrenceville-Suwanee 24,000

## CONTACTS:

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Barnhart Commercial Development

# LAWRENCEVILLE, GA



## SITE ACCESS

