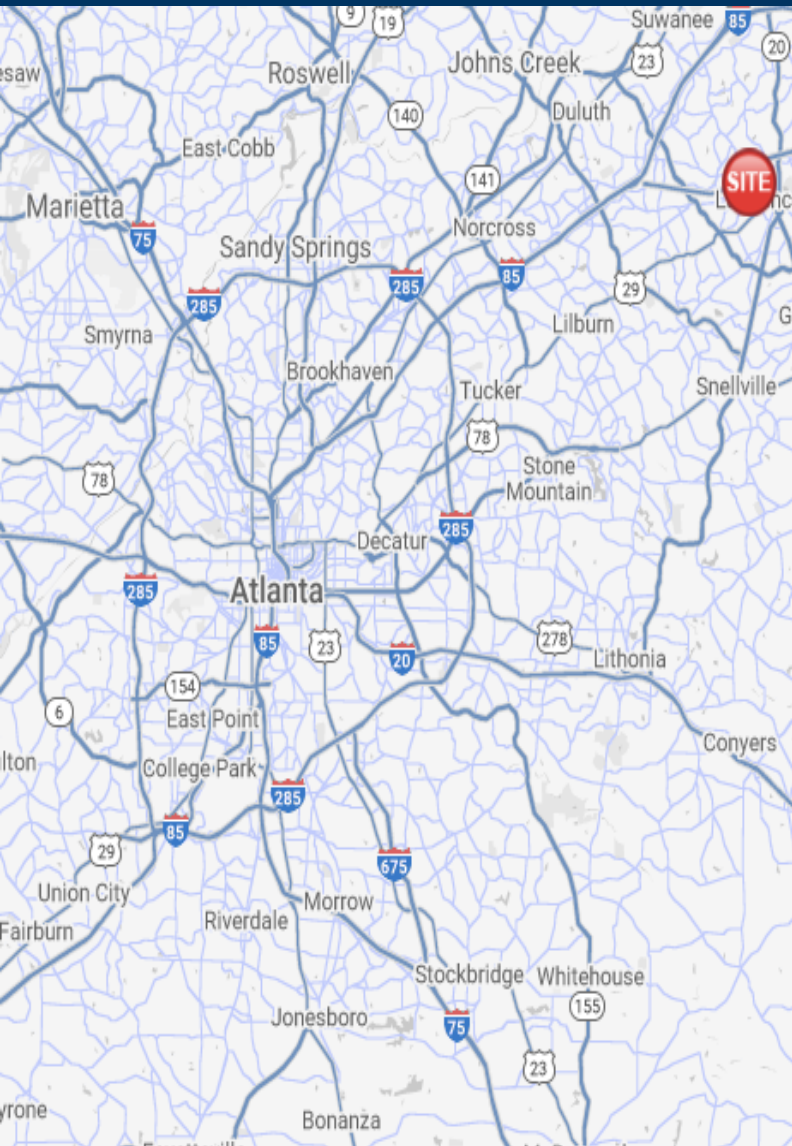


Hurricane Shoals Land

Hurricane Shoals Rd NW & West Pike St.
Lawrenceville, Georgia 30046



RIVERWOOD
PROPERTIES, LLC

Leasing Contacts

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Property Highlights

Located behind CVS, near the lighted intersection of Hurricane Shoals Road and West Pike Street. The site is minutes from highway 85 and conveniently nestled within walking distance of Sonny's BBQ, Dunkin' Donuts, PepBoys, and Zaxby's. Additionally, the site is within one mile of the GMC Health Park, Gwinnett Medical Center, Kaiser Permanente and Strickland Family Medicine Center. This parcel is suitable for medical, office, service among other uses. The zoning for this is HSB-Highway Service Business.

Site Access: Property is accessible via Hurricane Shoals Rd.

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AREA DEMOGRAPHICS



2021
Population

1 MILE	8,526
3 MILE	78,004
5 MILE	215,492



2021 Daytime
Population

1 MILE	9,799
3 MILE	41,982
5 MILE	94,248



Household 2021

1 MILE	3,372
3 MILE	25,438
5 MILE	68,054



Household
Income

1 MILE	\$65,760
3 MILE	\$90,972
5 MILE	\$98,162



HURRICANE SHOALS LAND

Trade Area Overview