

Presented By:

STEPHANIE KRANK

Director of Retail Sales & Leasing
310.980.3750
krankcommercial@gmail.com

ELIZABETH OUELLETTE

Director of Commercial Office Sales & Leasing
404.388.3831
eouelletteppg@gmail.com

DENNIS POWELL

Managing Broker
770.364.2740
dennisppg@gmail.com

POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A
Cumming, GA 30040
commercial400.com

MARKET DISTRICT CRABAPPLE RESTAURANT

Office/Retail Property:

12655 BIRMINGHAM HIGHWAY, ALPHARETTA, GA 30004



POWELL
PROPERTY GROUP

FOR LEASE

MARKET DISTRICT CRABAPPLE RESTAURANT

12655 BIRMINGHAM HIGHWAY, ALPHARETTA, GA 30004



OFFERING SUMMARY

Available SF:	Fully Leased
Lease Rate:	N/A
Year Built:	2020
Zoning:	Mixed Use T5
Market:	Atlanta
Submarket:	N Fulton/Milton/Crabapple

PROPERTY OVERVIEW

Highly desirable Central Milton Market steps from City Hall.

Floors of 4,500 sq ft available

underground parking available.

One of the most exclusive enclaves in Georgia.

Unique upscale Project with Restaurant, Retail, and Office for a true Mixed Use Village

Sale opportunities available for Office, Restaurant and Residential- Call for pricing

STEPHANIE KRANK

Director of Retail Sales & Leasing
310.980.3750
krankcommercial@gmail.com

ELIZABETH OUELLETTE

Director of Commercial Office Sales & Leasing
404.388.3831
eouellettepogg@gmail.com

DENNIS POWELL

Managing Broker
770.364.2740
dennisppg@gmail.com

POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A, Cumming, GA 30040
310.980.3750
commercial400.com

MARKET DISTRICT CRABAPPLE RESTAURANT

12655 BIRMINGHAM HIGHWAY, ALPHARETTA, GA 30004



STEPHANIE KRANK

Director of Retail Sales & Leasing
310.980.3750
krankcommercial@gmail.com

ELIZABETH OUELLETTE

Director of Commercial Office Sales & Leasing
404.388.3831
eouelletteppg@gmail.com

DENNIS POWELL

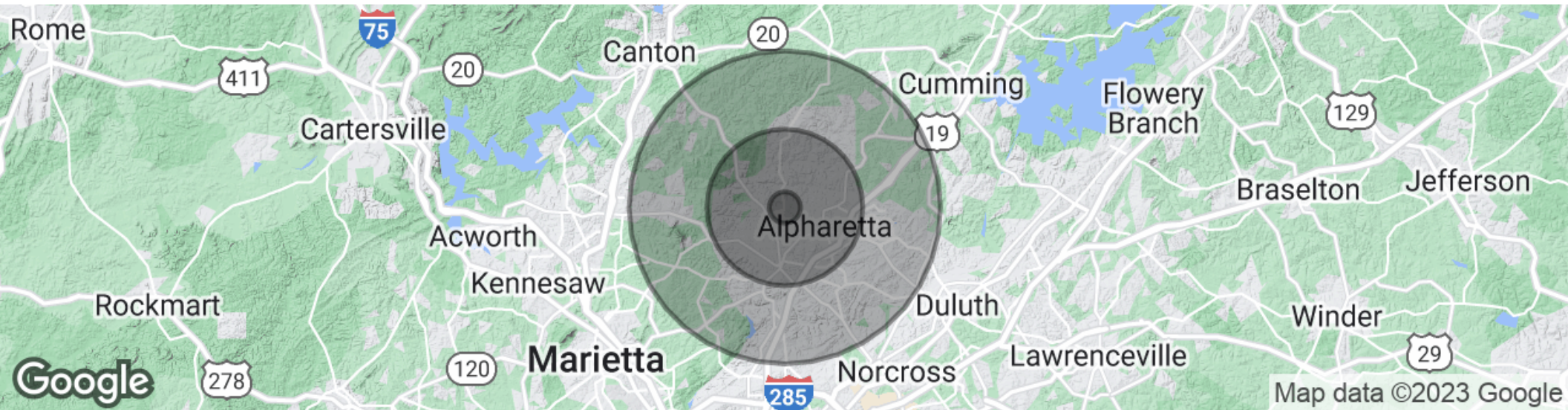
Managing Broker
770.364.2740
dennisppg@gmail.com

POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A, Cumming, GA 30040
310.980.3750
commercial400.com

MARKET DISTRICT CRABAPPLE RESTAURANT

12655 BIRMINGHAM HIGHWAY, ALPHARETTA, GA 30004



POPULATION

	1 MILE	5 MILES	10 MILES
Total population	2,425	104,768	465,840
Median age	40.1	37.3	37.6
Median age (Male)	39.9	36.4	36.9
Median age (Female)	40.2	37.6	38.0

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	800	38,989	172,264
# of persons per HH	3.0	2.7	2.7
Average HH income	\$145,643	\$109,681	\$116,122
Average house value	\$491,175	\$399,607	\$372,699

* Demographic data derived from 2020 ACS - US Census

STEPHANIE KRANK

Director of Retail Sales & Leasing
310.980.3750
krankcommercial@gmail.com

ELIZABETH OUELLETTE

Director of Commercial Office Sales & Leasing
404.388.3831
eouelletteppg@gmail.com

DENNIS POWELL

Managing Broker
770.364.2740
dennisppg@gmail.com

POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A, Cumming, GA 30040
310.980.3750
commercial400.com