Presented By:

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POWELL PROPERTY GROUP, INC

343 Dahlonega Street, Suite A

Cumming, GA 30040

commercial400.com

POWELL PROPERTY GROUP

2869 BUFORD HWY

FOR LEASE

CBD Office with Outside Storage Building :

CUMMING, GA 30041-9487

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OFFERING SUMMARY

Lease Rate:	N/A
Building Size:	1,500 SF
Available SF:	
Lot Size:	3 Acres
Zoning:	CBD
Traffic Count:	25,000

PROPERTY OVERVIEW

CBD 1500SF Office with outside parking

PROPERTY HIGHLIGHTS

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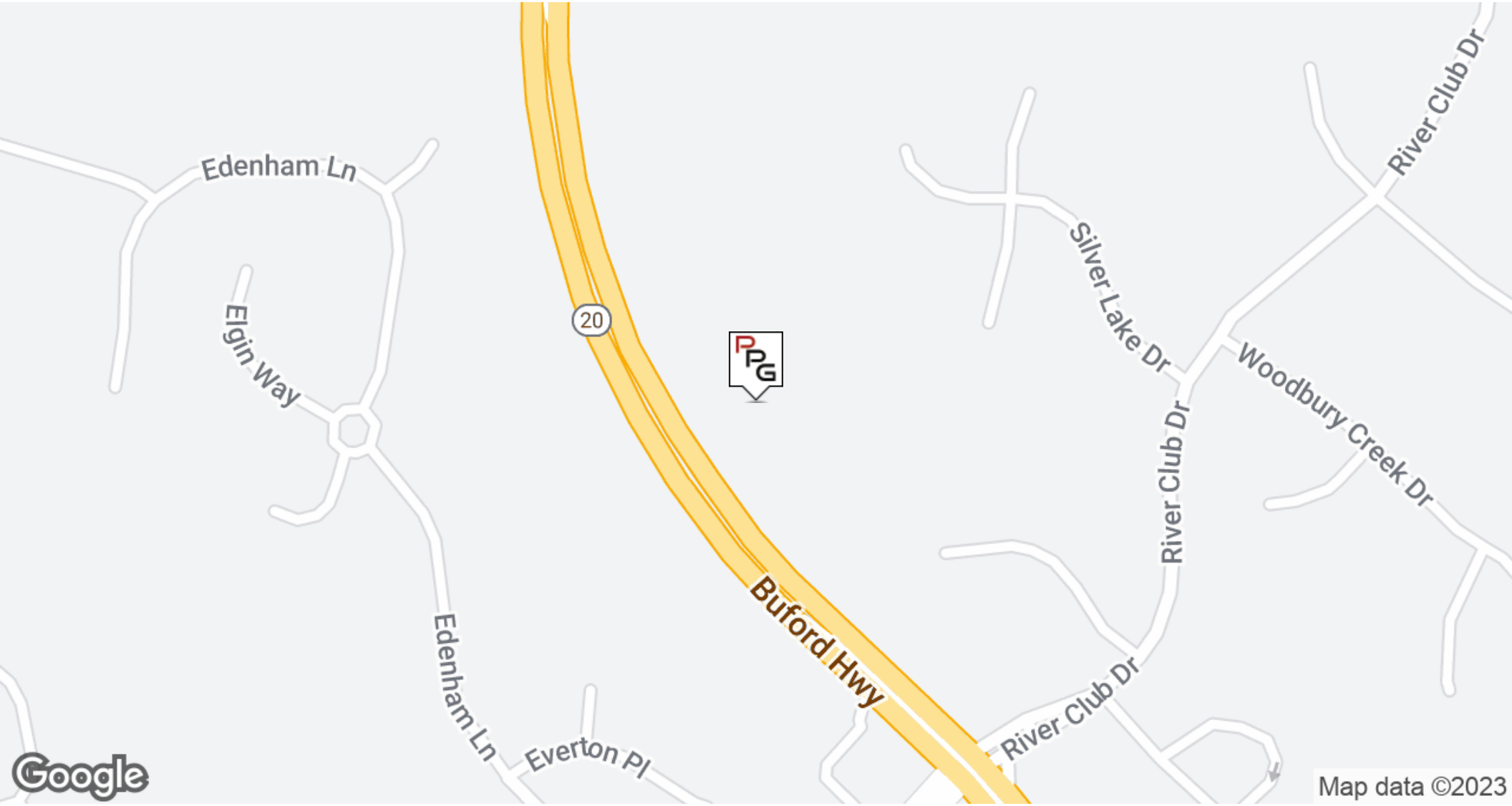
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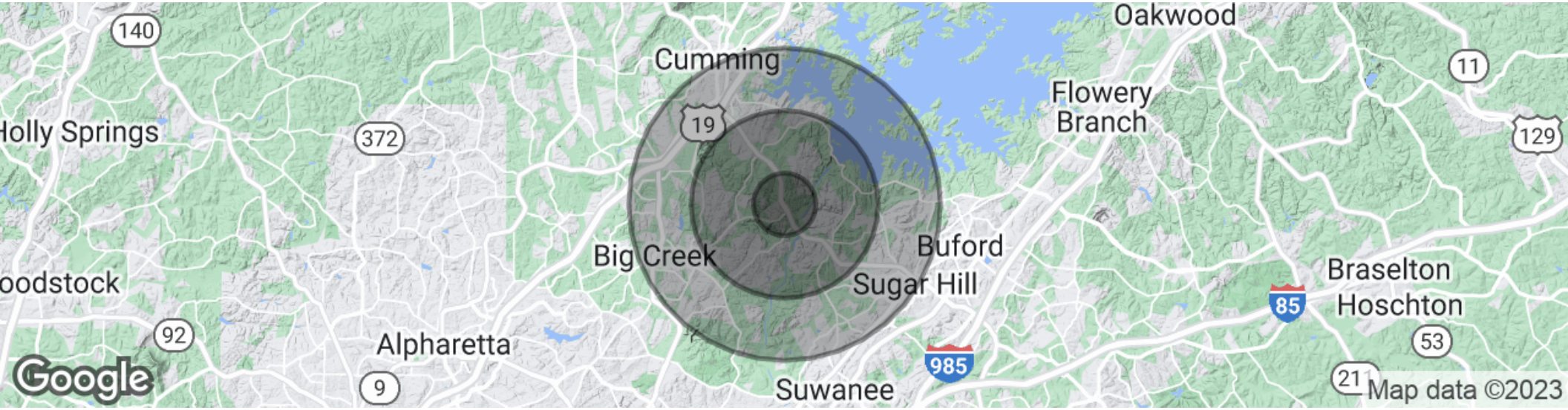
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	2,905	30,921	88,584
Median age	36.1	35.8	36.5
Median age (Male)	36.6	35.9	35.9
Median age (Female)	35.8	35.7	36.9

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	924	9,786	28,902
# of persons per HH	3.1	3.2	3.1
Average HH income	$119,248	$115,186	$109,407
Average house value	$366,649	$364,350	$374,664

** Demographic data derived from 2020 ACS - US Census*

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