

# For Lease

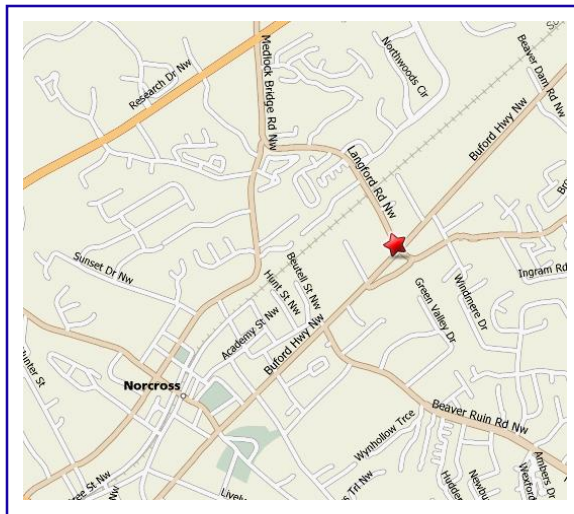
**Azalea Shops  
5316 Buford Hwy.  
Norcross, GA 30071  
Gwinnett County**



**EXCELLENT STREET EXPOSURE ON BUSY BUFORD HIGHWAY IN THE CITY OF NORCROSS. NEXT DOOR TO CVS PHARMACY**



## LOCATION MAP



- New Construction 2008
- Suites from 1000 to 5500 sqft
- Easy Access, Ample parking
- Parking on three sides
- Storefronts on two sides
- Going home side
- Access from lighted intersection
- Traffic count: 34,950
- High visibility for your business

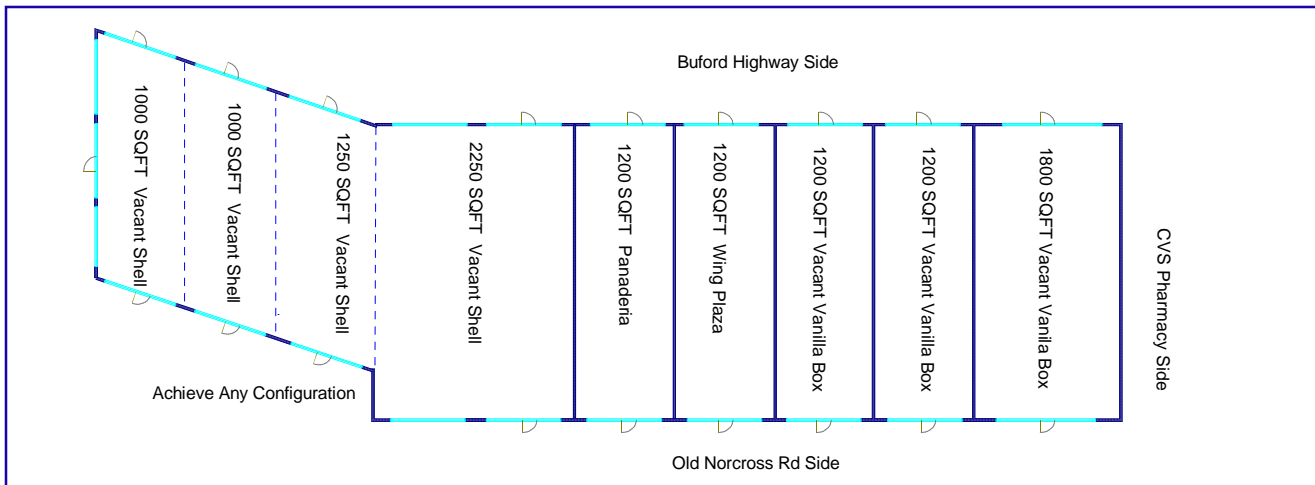
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# Azalea Shops

## FLOOR PLAN



## PROPERTY AERIAL



## DEMOGRAPHICS

Demographics	1 mile	3 mile	5 mile
Population	8,821	77,993	248,385
Avg. HH Income	\$71,104	\$79,749	\$81,959
Med HH Income	\$54,999	\$59,186	\$58,497
Daytime Population	11,589	97,114	267,749

### Contact:

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