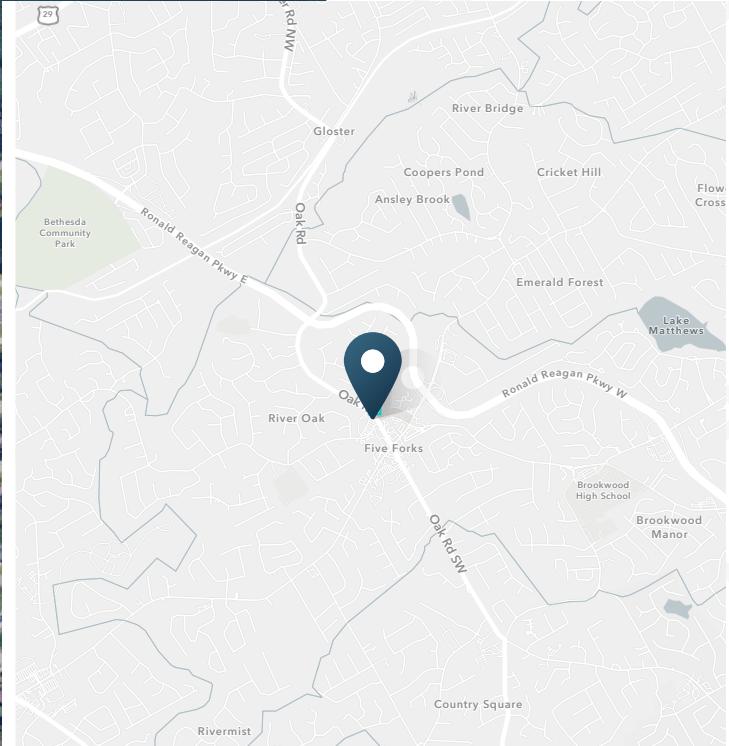




Former Restaurant Space with Drive Thru

820 Oak Road SW | Lawrenceville, GA



1,710 SF
Available

1.2 AC
Available

\$60,000
Per Year NNN

ABOUT THE PROPERTY

- Former Restaurant with existing Drive-Thru in place
- Freestanding property benefitting from excellent frontage along Oak Rd
- Located in dense retail corridor, surrounded by Kroger, CVS, Bank of America, Ace Hardware

JOIN THESE RETAILERS



TRAFFIC COUNTS

Five Forks Trickum Road

19,300 AADT

Oak Road

16,600 AADT

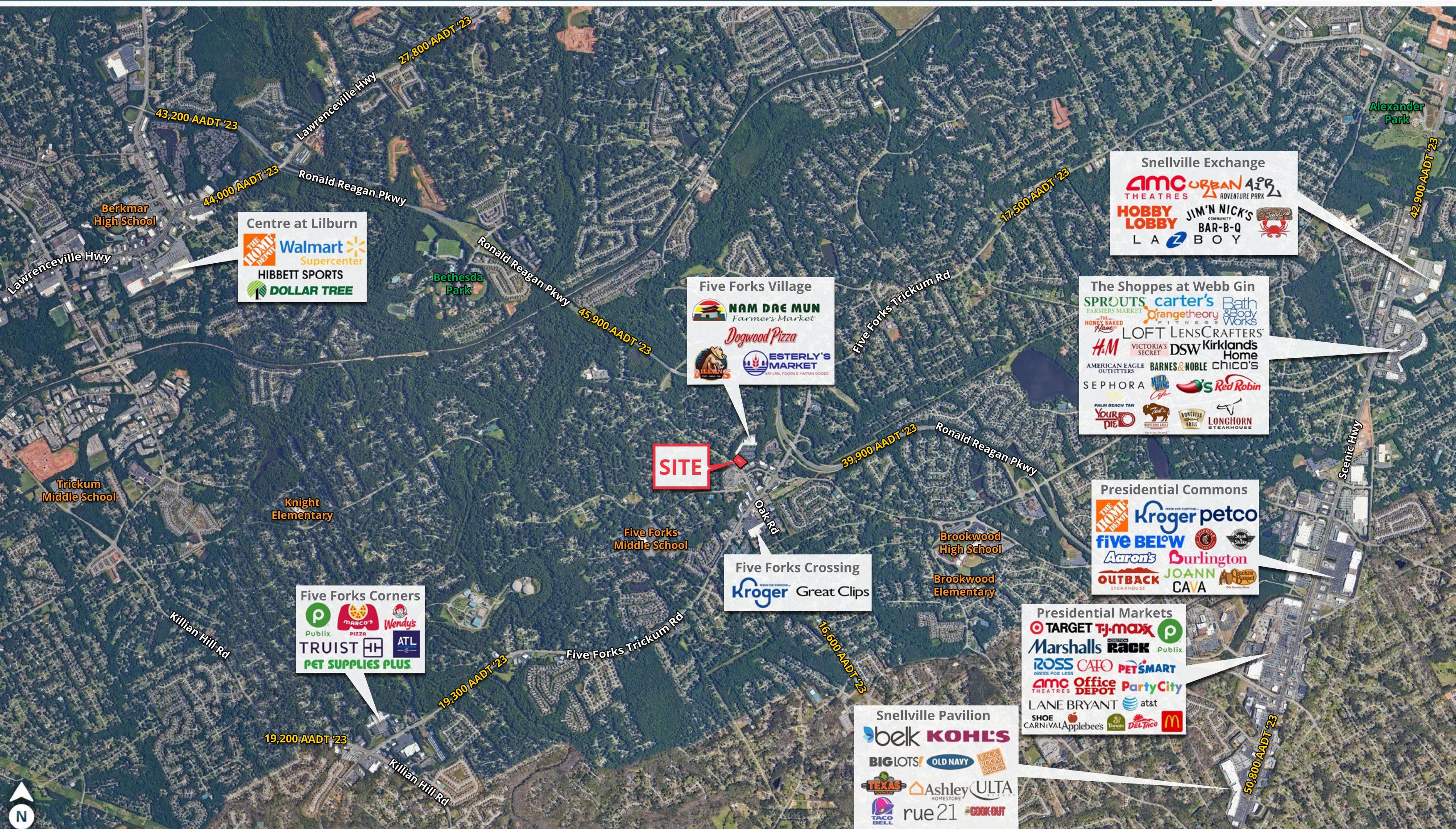
Ronald Regan Parkway

45,900 AADT

Year: 2023 | Source: GDOT

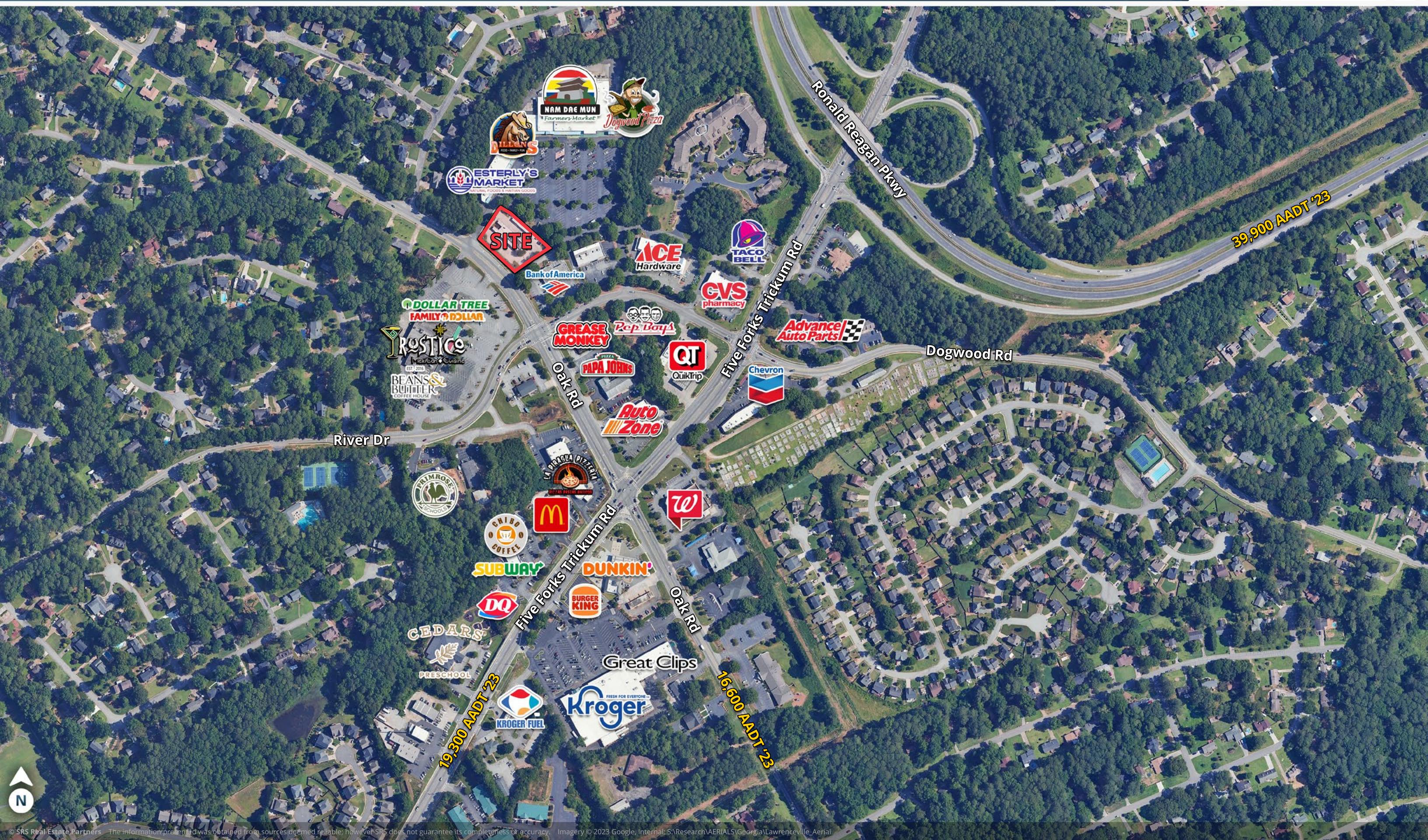
Market Aerial

Lawrenceville, GA



Ronald Reagan & Five Forks Trickum

Lawrenceville, GA



Demographics

Lawrenceville, GA



DEMOGRAPHIC HIGHLIGHTS

Population	1 mile	3 miles	5 miles
2024 Estimated Population	12,121	93,703	243,485
2029 Projected Population	12,359	94,783	250,278
Projected Annual Growth 2024 to 2029	0.39%	0.23%	0.55%
Daytime Population			
2024 Daytime Population	7,020	65,718	236,214
Workers	1,214	19,277	113,365
Residents	5,806	46,441	122,849
Income			
2024 Est. Average Household Income	\$117,467	\$116,734	\$104,596
2024 Est. Median Household Income	\$86,118	\$86,529	\$78,207
Households & Growth			
2024 Estimated Households	3,791	29,005	81,220
2029 Estimated Households	3,916	29,644	84,412
Projected Annual Growth 2024 to 2029	0.65%	0.44%	0.77%
Race & Ethnicity			
2024 Est. White	26%	28%	27%
2024 Est. Black or African American	27%	25%	27%
2024 Est. Asian or Pacific Islander	17%	18%	16%
2024 Est. American Indian or Native Alaskan	1%	1%	1%
2024 Est. Other Races	29%	29%	28%
2024 Est. Hispanic (Any Race)	31%	31%	29%

➤ **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





SRS

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