



Leasing Department

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**6000 Medlock Bridge Pkwy
Johns Creek, GA 30022**



Retail Property For Lease

Beautiful Landscape | Professional Setting | Easy Access





PROPERTY DESCRIPTION

Busy neighborhood center located in affluent Johns Creek, anchored by Crunch Fitness with over 200,000 people within a 5-mile radius.

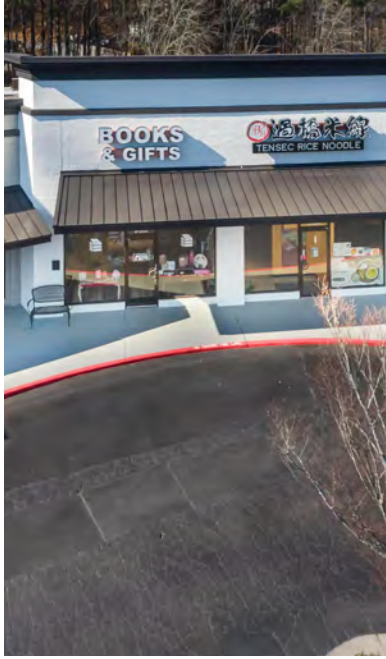
PROPERTY HIGHLIGHTS

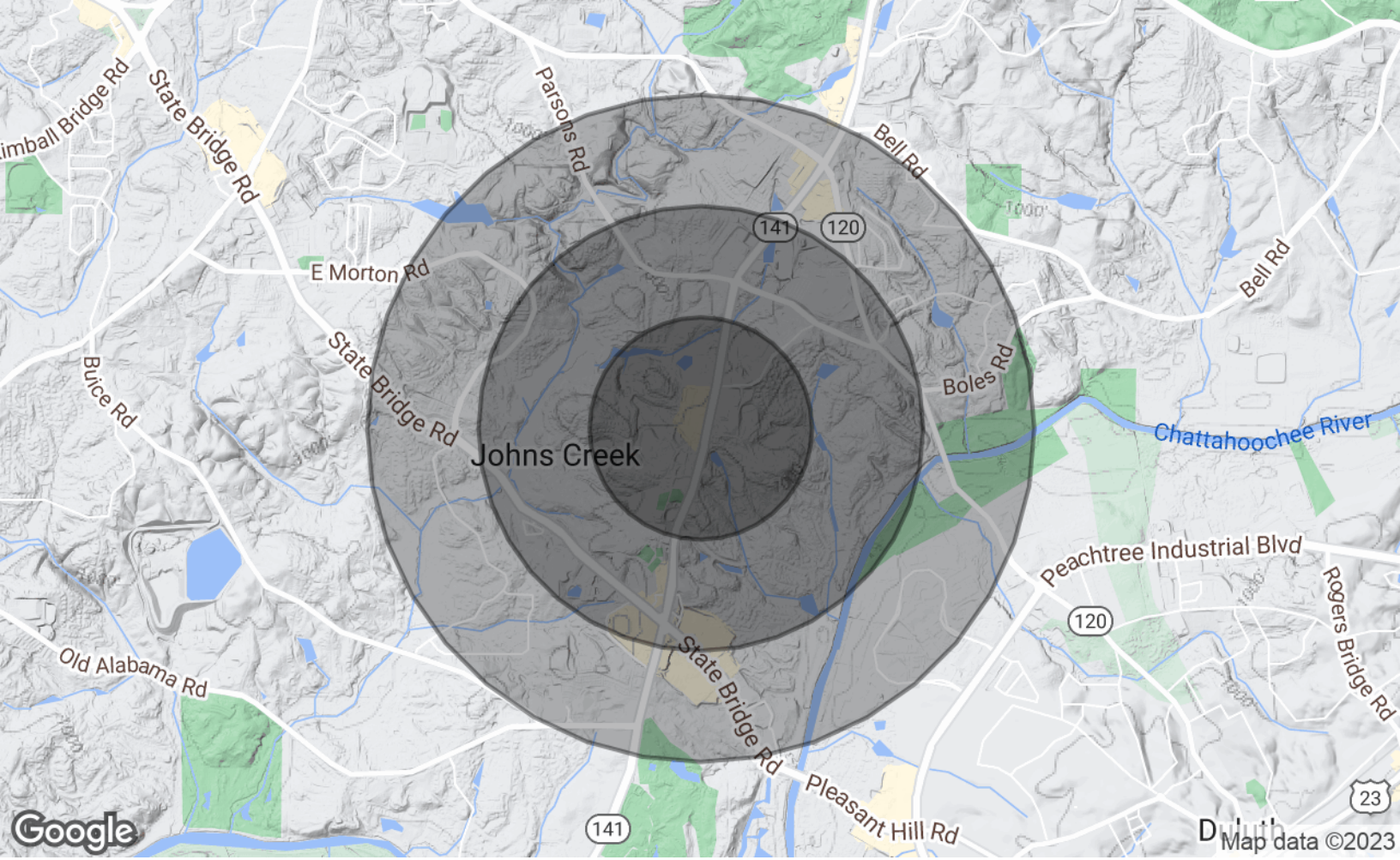
- Nearby points of interest include Atlanta Athletic Club, St. Marlo Country Club, and the Forum on Peachtree Parkway.
- Ample parking and excellent arterial exposure along Medlock Bridge.
- Highly trafficked retail corridor.

OFFERING SUMMARY

Lease Rate:	\$22.00 SF/yr (NNN)
Available SF:	1,600 SF
Building Size:	115,526 SF

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	620	3,010	7,821
Total Population	1,506	7,960	20,955
Average HH Income	\$147,973	\$143,220	\$129,414





POPULATION

	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,506	7,960	20,955
Average Age	49.2	43.7	41.4
Average Age (Male)	48.0	41.3	37.3
Average Age (Female)	49.7	44.9	43.0

HOUSEHOLDS & INCOME

	0.5 MILES	1 MILE	1.5 MILES
Total Households	620	3,010	7,821
# of Persons per HH	2.4	2.6	2.7
Average HH Income	\$147,973	\$143,220	\$129,414
Average House Value	\$500,718	\$545,768	\$492,986

* Demographic data derived from 2020 ACS - US Census