

FOR LEASE



Sugar Hill E Center

5009 W. Broad St. NE, Sugar Hill, GA 30518

OVERVIEW

A rare opportunity to lease a second-generation space in the heart of Downtown Sugar Hill. Located in the central business district, the suite is a former florist and retail bakery. The space includes an ordering counter, wall shelving, lighting, storage and one ADA restroom. Area tenants include Starbucks, Orange Theory Fitness, Kilwin's, Scoops Ice Cream, Playa Bowls, and Central City Tavern. Suite 111 is an ideal space for a corner market, athleisure/outdoor clothing, boutique, or gift shop. There is ample parking in the deck below and on the street.



FOR MORE INFORMATION, PLEASE CONTACT: Todd Semrau | 404-371-4100 | tsemrau@oakrep.com

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E Center Space Highlights

- » Lease rate does not include utilities, property expenses or building services
- » Built-out for retail use
- » Located in-line with other retail
- » Central Air Conditioning
- » Private Restroom

Within 5 Miles



125,562

Population



41,069

Total Households



\$151,552

Average Household Income



46,000

Cars Per Day

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Downtown Sugar Hill



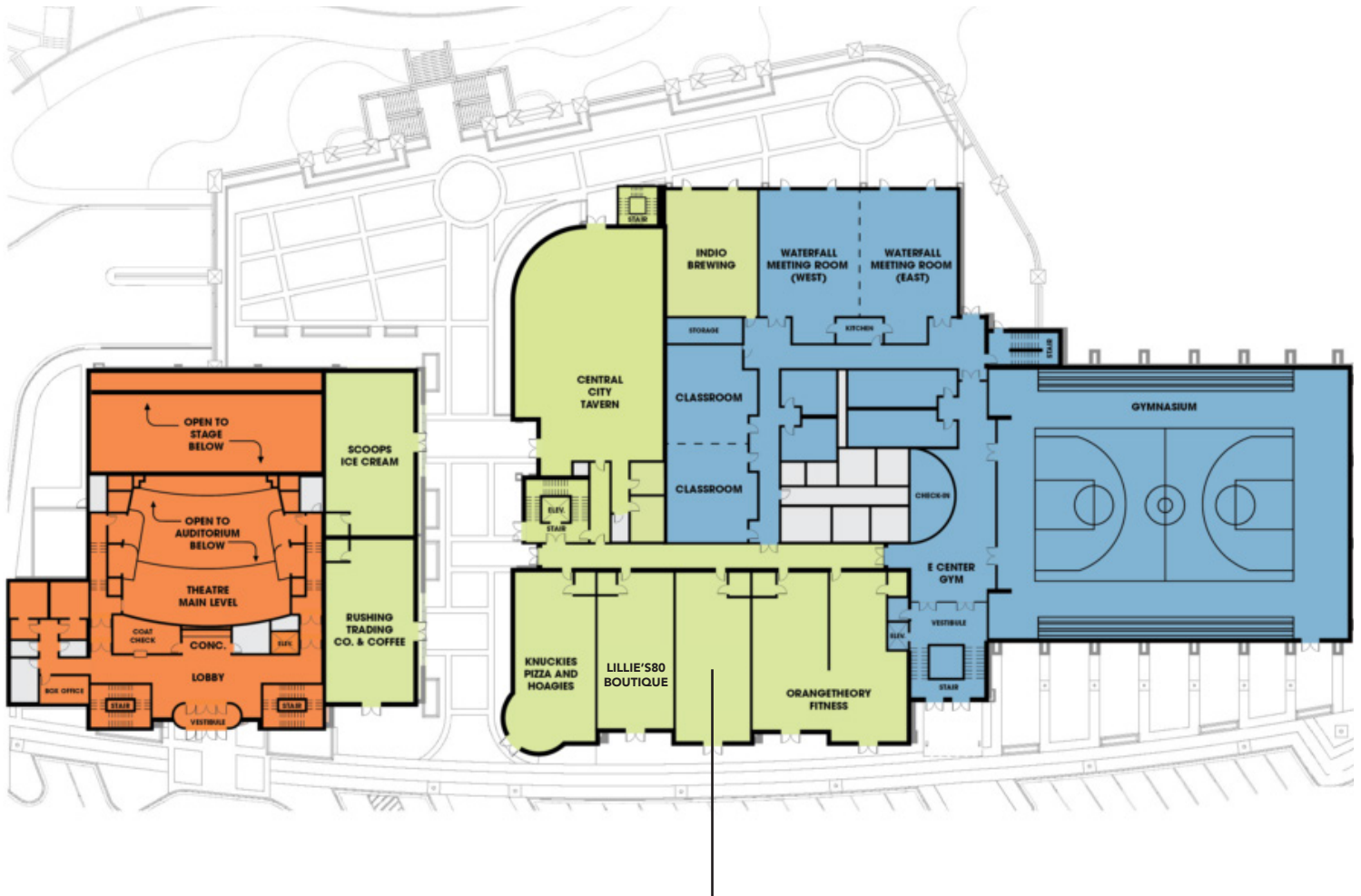
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Suite M111
1,547 SF

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