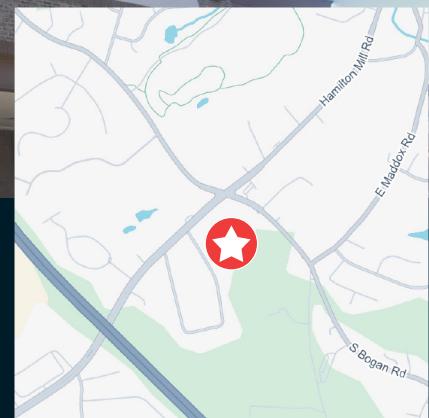




**FOR LEASE**

# Holland Point

4108 Hamilton Mill Road, Buford, GA 30519



## Property Highlights

- 1 AC Outparcel for ground lease or build to suit
- Fully leased Publix anchored center in Buford
- 68,187 sf neighborhood center
- Located on Hamilton Mill Road, Buford's Quality Development Corridor
- Growing home development driven by Buford City Schools, recently awarded #1 school district in Georgia
- New Buford High School located less than 2 miles west of center

## Key Tenants



## Leasing Contact:

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## BROKERAGE SERVICES

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## Traffic Counts

Hamilton Mill Rd	20,885	AADT
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Interstate 985	70,200	AADT
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## Demographics

	1 Mile	3 Mile	5 Mile
Population	4,682	44,469	129,468
Households	1,381	14,863	43,841
Avg HH Income	\$163,896	\$135,588	\$128,338
Daytime Pop	2,114	26,319	45,650

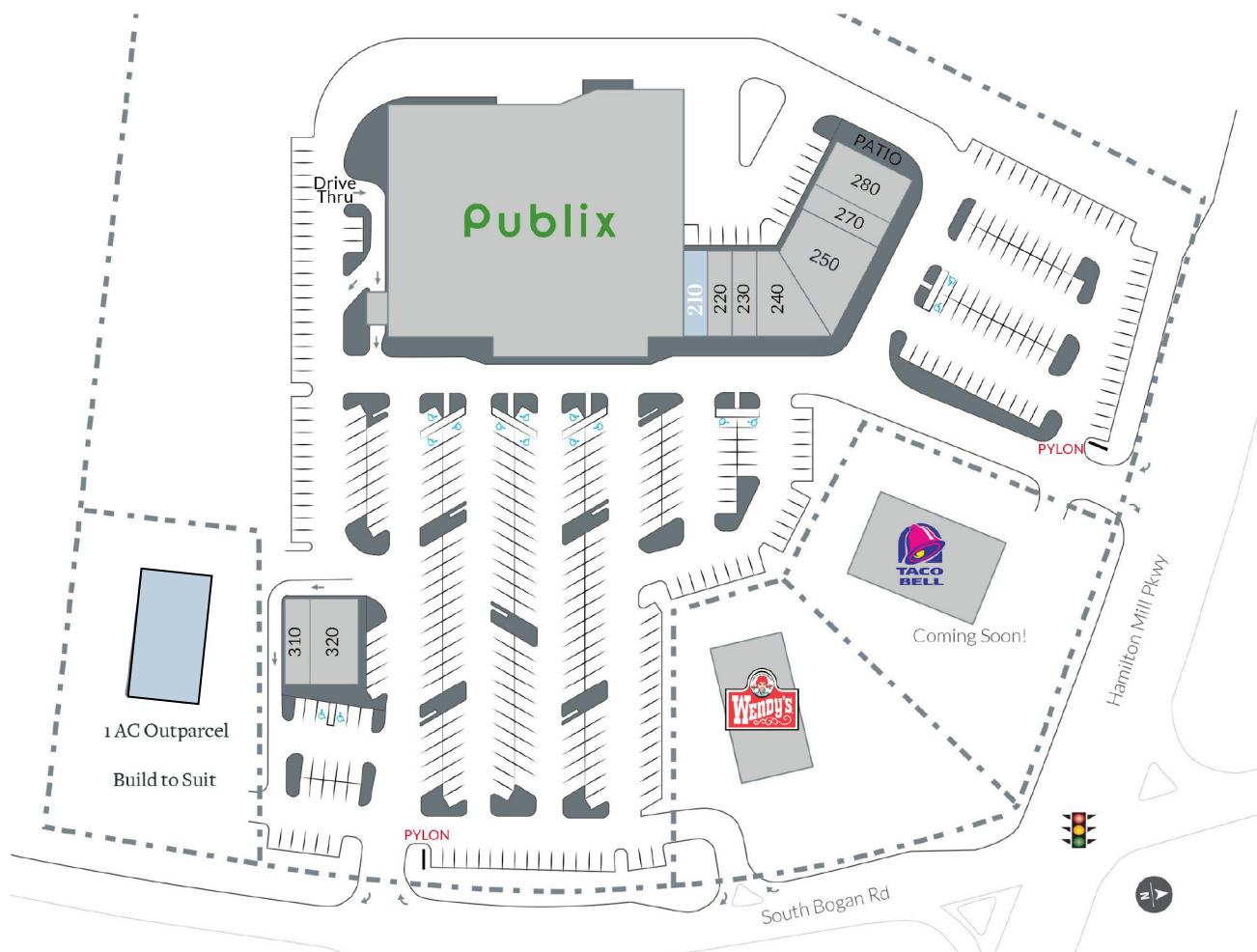
FOR LEASE

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Tenant	SF	Ste
Publix	48,387	A
<b>Available</b>	<b>1,260</b>	<b>210</b>
Buford Smile Dental Care	1,540	220
Mathnasium	1,400	230
City Nails & Spa	2,900	240
<b>Available</b>	<b>1AC</b>	<b>OP</b>

Tenant	SF	Ste
Frontera	4,300	250
Nagoya Restaurant	1,400	270
Johnny's Pizza	2,800	280
Express Vets	1,400	310
OY!	2,800	320



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