

Terrace Park Medical Center

771 Old Norcross Road, Lawrenceville, GA 30046



AVAILABLE SPACE
1,342 - 2,504 RSF

 **VIEW SUITES**

- Class A, multispecialty medical office building less than one mile from Northside Hospital Gwinett
- 1st and 2nd generation suites available
- Covered patient drop-off and shared lobby space
- Diverse tenant roster includes Piedmont Healthcare, Georgia Eye Associates, and more
- High-capacity, surface parking for patients and staff
- Generous Tenant Improvement Allowance with flexible terms

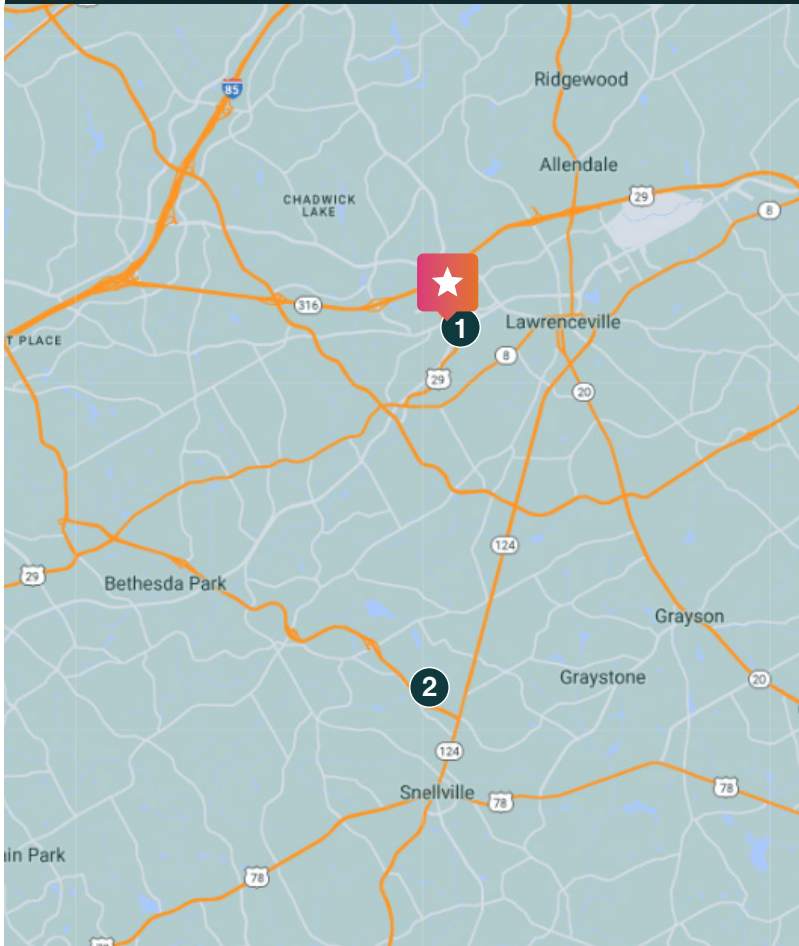
Class A medical office building with Piedmont Healthcare anchor tenant.

229,887

\$74,758

82.8%

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NEARBY HOSPITALS	DISTANCE	DRIVE TIME
1. Northside Hospital Gwinett	0.9 mi	5 min
2. Emory Healthcare	8.0 mi	18 min

SURROUNDING POINTS OF INTEREST

- CVS Pharmacy
- Kroger
- Grand Canyon Supermarket
- Lawrenceville Shopping Center
- Hampton Inn Lawrenceville
- Berkeley Hills Country Club
- LA Fitness
- Boulder Creek Coffee
- Starbucks
- Five Guys
- Pita Corner
- BiBa's Italian Restaurant



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