



**1410 INDIAN
TRAIL LILBURN RD
NORCROSS, GA 30093**

For Sale
8,250± SF Office/Warehouse

DOUG BURGGRAAF, CCIM
Vice President
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King *Industrial
Realty, Inc.*

Industrial • Commercial • Investment
404.942.2000 | kingindustrial.com

FOR SALE
8,250± SF



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PROPERTY HIGHLIGHTS

- 8,250± SF Total with 7,500± SF Quality Office and Production Finish
- 750± SF Warehouse
- 1 Dock High Door
- 1 Drive-In Ramp
- Wet Sprinklers
- Zoned M1, Gwinnett County
- Less than 1 Mile from I-85

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ADDITIONAL PHOTOS



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ADDITIONAL PHOTO



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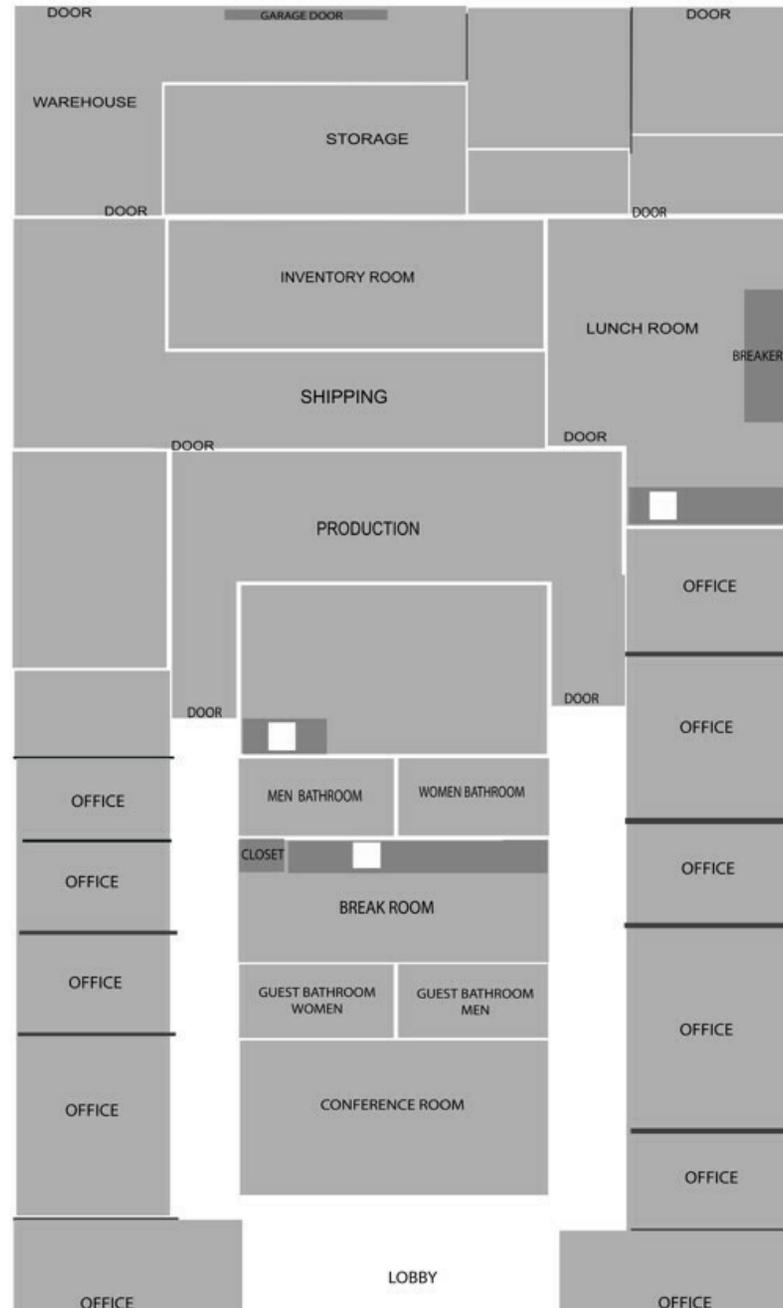
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FLOOR PLAN



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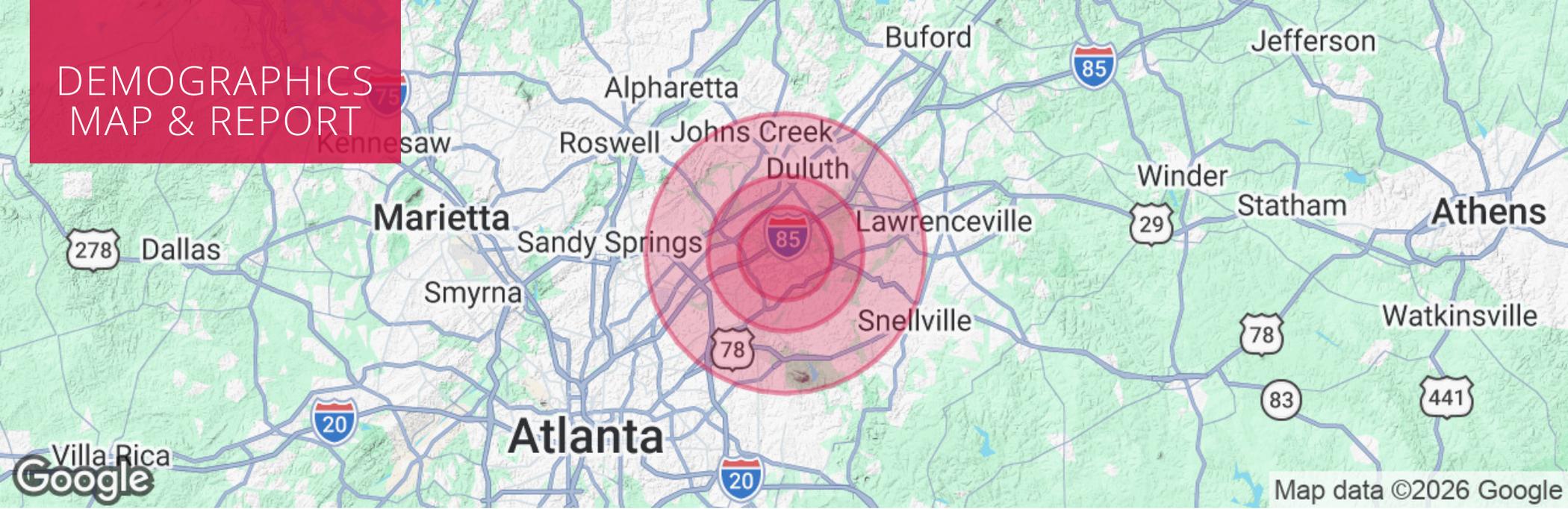
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DEMOGRAPHICS MAP & REPORT



POPULATION

	3 MILES	5 MILES	9 MILES
Total Population	111,533	260,131	743,861
Average Age	35	36	38
Average Age (Male)	35	36	37
Average Age (Female)	36	37	39

HOUSEHOLDS & INCOME

	3 MILES	5 MILES	9 MILES
Total Households	36,806	90,895	265,254
# of Persons per HH	3	2.9	2.8
Average HH Income	\$69,836	\$80,373	\$107,595
Average House Value	\$302,736	\$338,562	\$416,110

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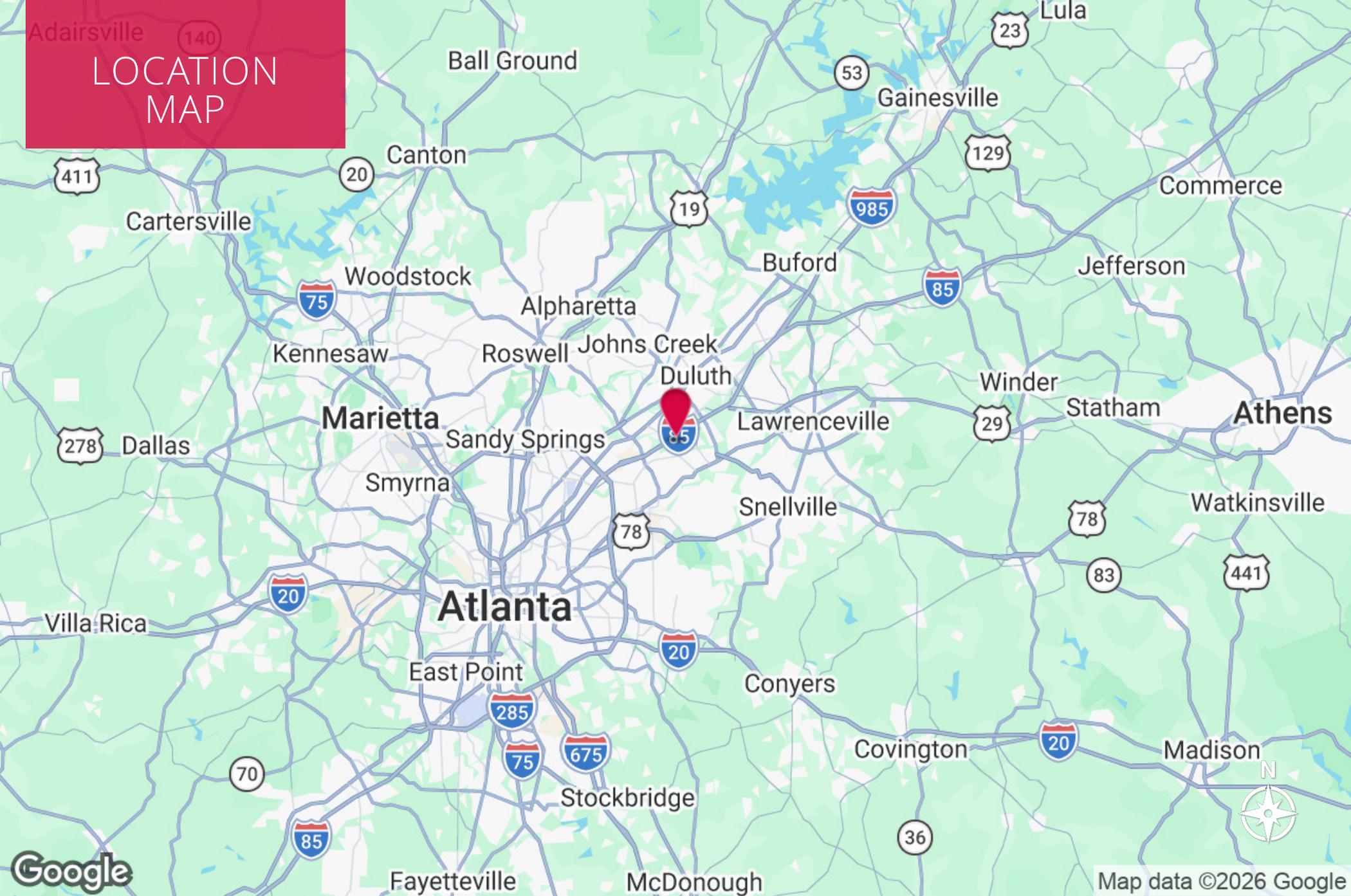
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Adairsville 140

LOCATION MAP



Google

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EXCLUSIVELY LISTED BY:

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