

LEASE

2011 COMMERCE DR N

2011 Commerce Dr N Peachtree City, GA 30269



PROPERTY DESCRIPTION

Nice strip center on Commerce at Aberdeen Parkway
Easy access to Hwy 74
Multiple retail, banking and office properties in adjacent area
End unit with great street and highway visibility

PROPERTY HIGHLIGHTS

- Neighborhood strip center
- Current mix includes music, financial and dry cleaning
- Looking for professional or office tenant

OFFERING SUMMARY

Lease Rate:	\$19.00 SF/yr (NNN)
Number of Units:	4
Available SF:	1,127 SF
Lot Size:	88,130 SF
Building Size:	19,454 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	267	972	2,954
Total Population	727	2,625	7,925
Average HH Income	\$157,746	\$158,934	\$151,658

Tom Fulton
(770) 329-1410



**COLDWELL BANKER
COMMERCIAL**
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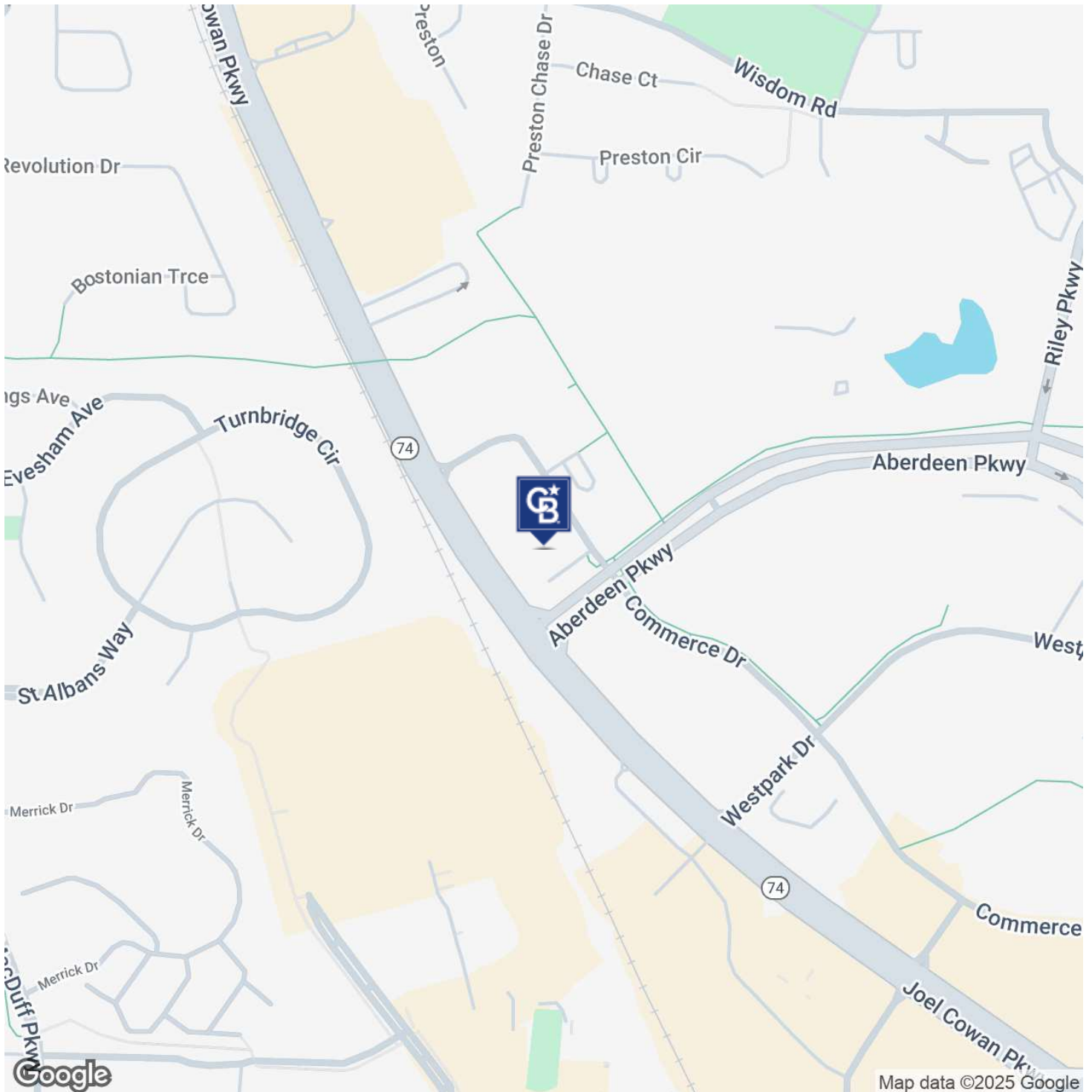


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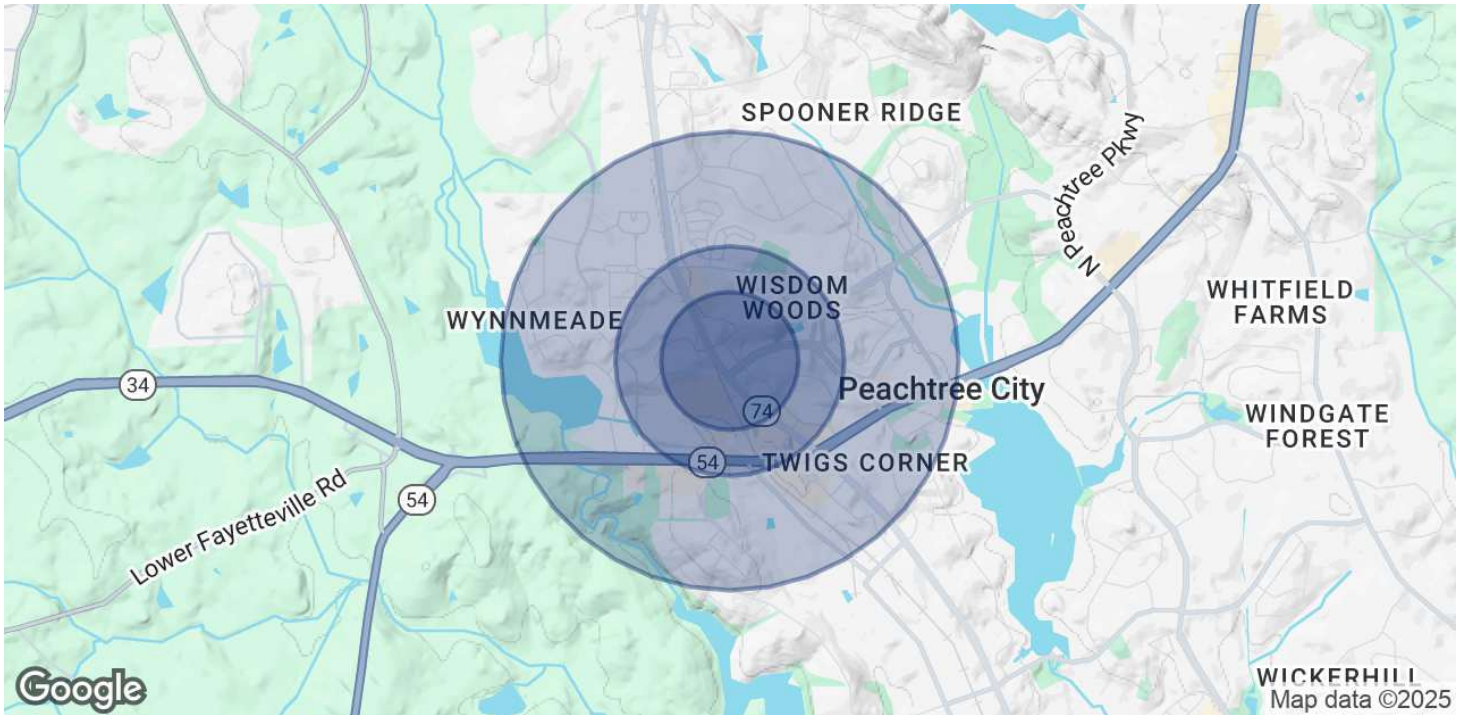


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POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	727	2,625	7,925
Average Age	38	38	41
Average Age (Male)	37	37	39
Average Age (Female)	39	39	42

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	267	972	2,954
# of Persons per HH	2.7	2.7	2.7
Average HH Income	\$157,746	\$158,934	\$151,658
Average House Value	\$438,701	\$459,171	\$470,509

Demographics data derived from AlphaMap

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