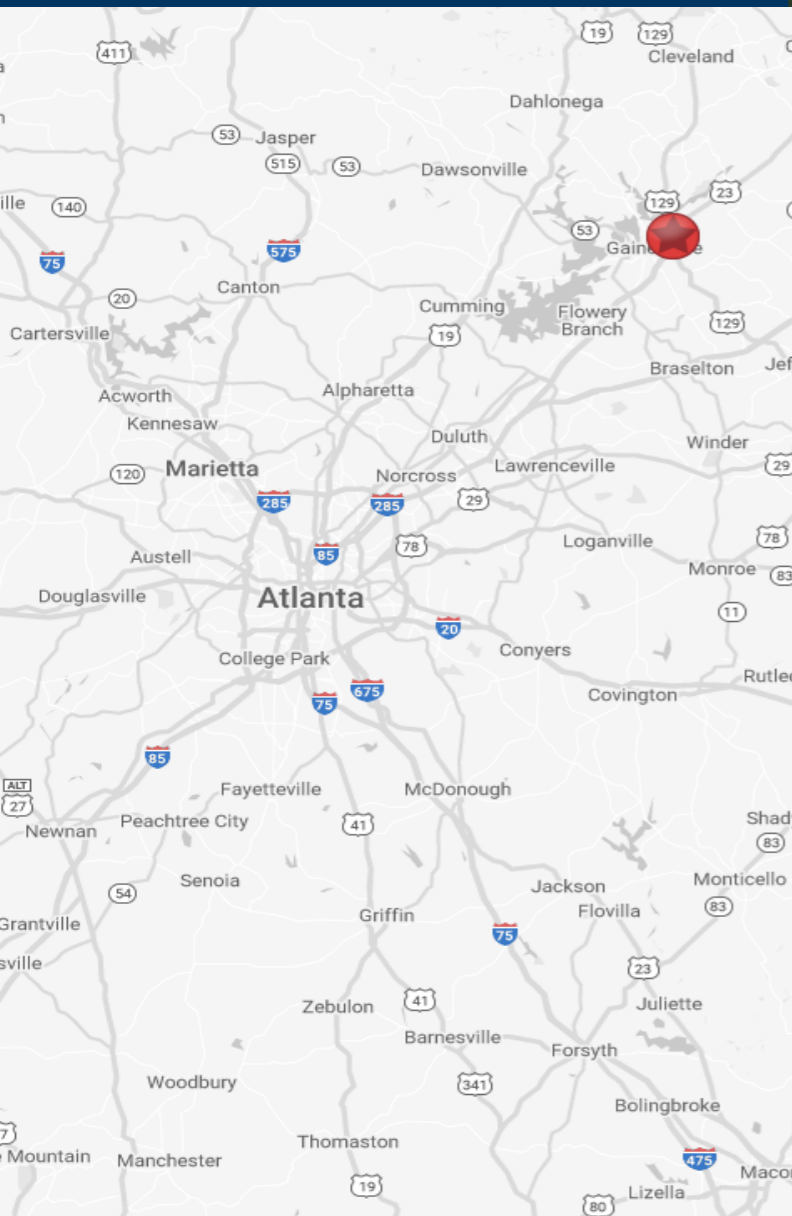


Gainesville Development

400 Crescent Dr.
Gainesville, GA 30501



RIVERWOOD
PROPERTIES, LLC

Leasing Contacts

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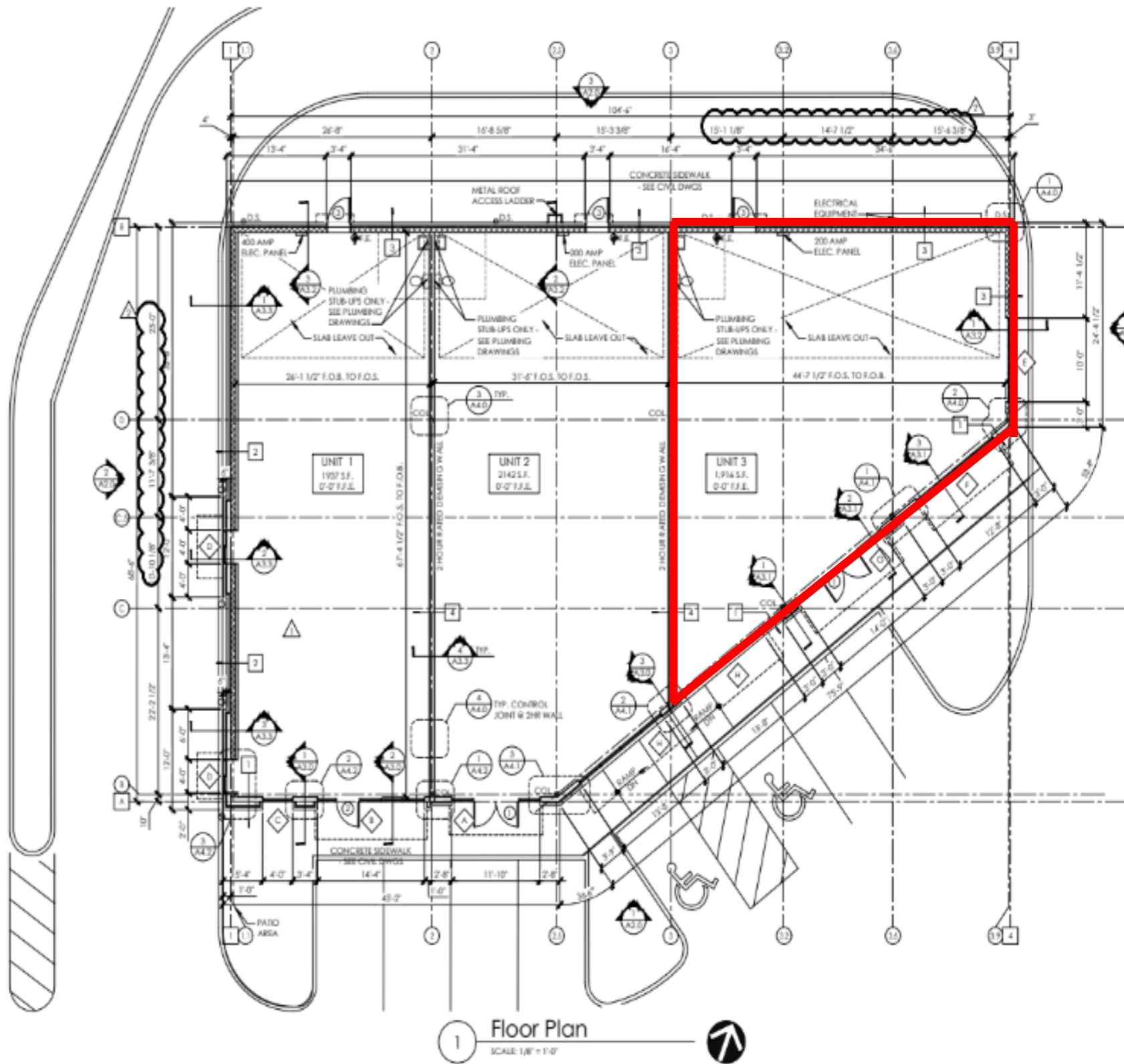
Property Highlights

- Come join Dunkin' in a new retail development in Gainesville, GA directly off Jesse Jewell Pkwy and next to I-985.
- The multi-tenant development will sit in front of TRU hotel offering great visibility
- Near Lanier Tech's Campus and Northeast Georgia Regional medical center who recently announced plans to add an additional 927,000 SF to their footprint.
- 31,000 VPD
- Retail/Restaurant Spaces Available | 1,916 SF

Gainesville Development

TENANTS

Unit 1	Dunkin	1,973 SF
Unit 2	First Look MRI	2,142 SF
Unit 3	Retail Space Available	1,916 SF
GLA: 6,070 SF		
	Available	1,916 SF



GAINESVILLE DEVELOPMENT

Site Plan

AREA DEMOGRAPHICS



2023
Population

1 MILE	10,718
3 MILE	83,271
5 MILE	263,545



2023 Daytime
Population

1 MILE	1,679
3 MILE	26,476
5 MILE	45,886



Household 2023

1 MILE	4,498
3 MILE	34,740
5 MILE	114,480



Household
Income

1 MILE	\$91,564
3 MILE	\$108,193
5 MILE	\$120,703



GAINESVILLE DEVELOPMENT

Trade Area Overview