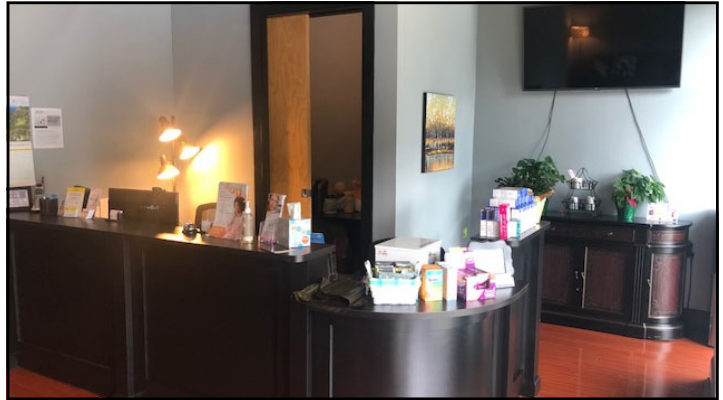


OFFICE - MEDICAL SPACE

"THE SHOPS AT MOORE ROAD"
4140 Moore Road, Suite B-114
Suwanee, GA 30024

FOR LEASE
1,831 Sq. Ft.



Demographics:

	<u>0-1 Mile</u>	<u>0-3 Miles</u>	<u>0-5 Miles</u>
2024 Est. Average HH Income	\$135,667	\$138,960	\$135,709
Population 2024 (Estimate)	10,639	56,260	168,157
Population 2029 (Projection)	11,240	59,563	178,475

Rental Rate:

Ste. B-114 - \$22/sq. ft.

EST. CAM (2025):

+/- \$5.97 per sq. ft.

For Information:

Philip Hollier
770-814-0061

philip@nygaardproperties.com

Nygaard Properties, Inc.
1810 Peachtree Industrial Blvd.
Ste. 230
Duluth, GA 30097
(770) 814-0061 (W)
(770) 623-6660 (Fax)
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- Beautifully Finished Office Space
- Ideal for Office or Medical Use
- Reception and Waiting Area
- (5) Private Offices
- X-Ray Room
- Open Office/Conference Room
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- Convenient Parking

