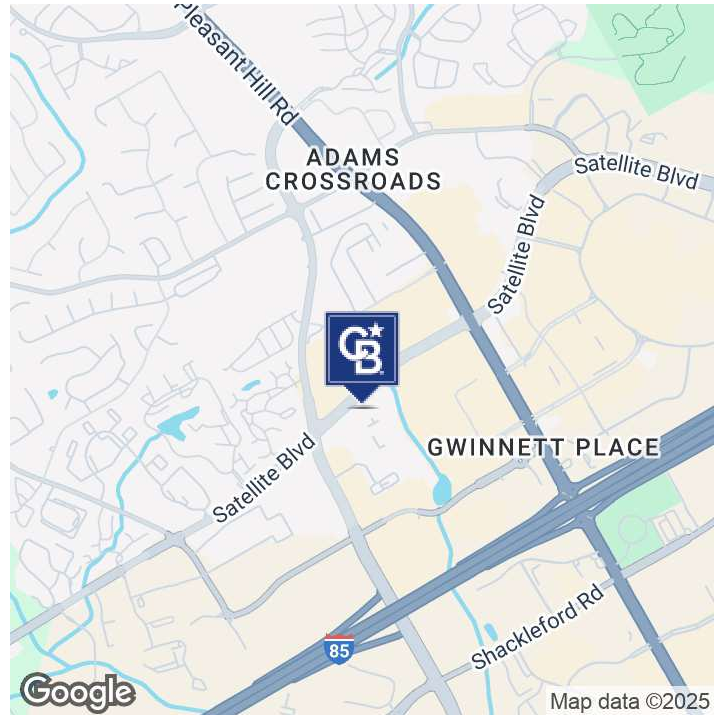


LEASE

GWINNETT COMMONS #203

3772 Satellite Blvd, Ste 203 Duluth, GA 30096



Lease Rate

**\$1,710/MONTH
+ CAM OF \$375**

OFFERING SUMMARY

Available SF: 1,146 SF

Year Built: 1990

Zoning: OI-OFFICE

PROPERTY OVERVIEW

This 1,146 sf well-designed suite features private offices, a spacious conference room, and a versatile workroom, making it ideal for businesses seeking a professional and functional workspace. Conveniently located in a prime area with easy access to major highways, dining, and retail. Perfect for growing teams or established businesses looking for a strategic location.

LOCATION OVERVIEW

Gwinnett Commons Office Condominiums offer a prime business location in the heart of Gwinnett County, providing modern, professional office spaces designed for efficiency and convenience. These well-maintained office condos feature flexible layouts, private offices, spacious conference rooms, and open work areas to accommodate a variety of business needs.

Located with easy access to I-85 and major business hubs, Gwinnett Commons offers a prestigious address with proximity to dining, retail, and corporate centers. Ideal for small to mid-sized businesses, medical practices, and professional services, this community provides a secure, well-landscaped environment with ample parking.

Patrick Bell

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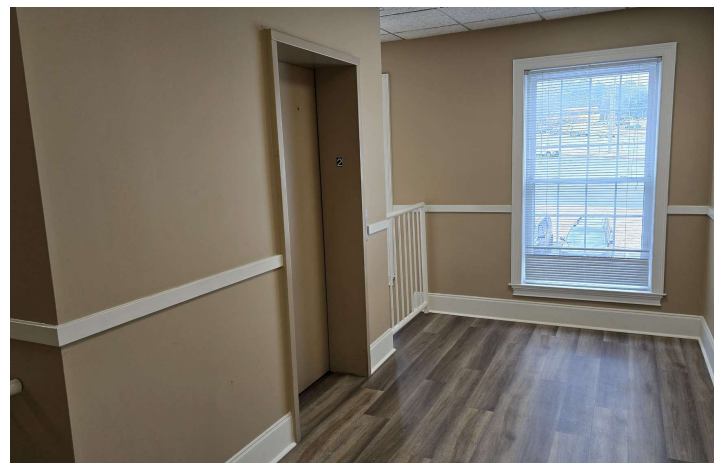


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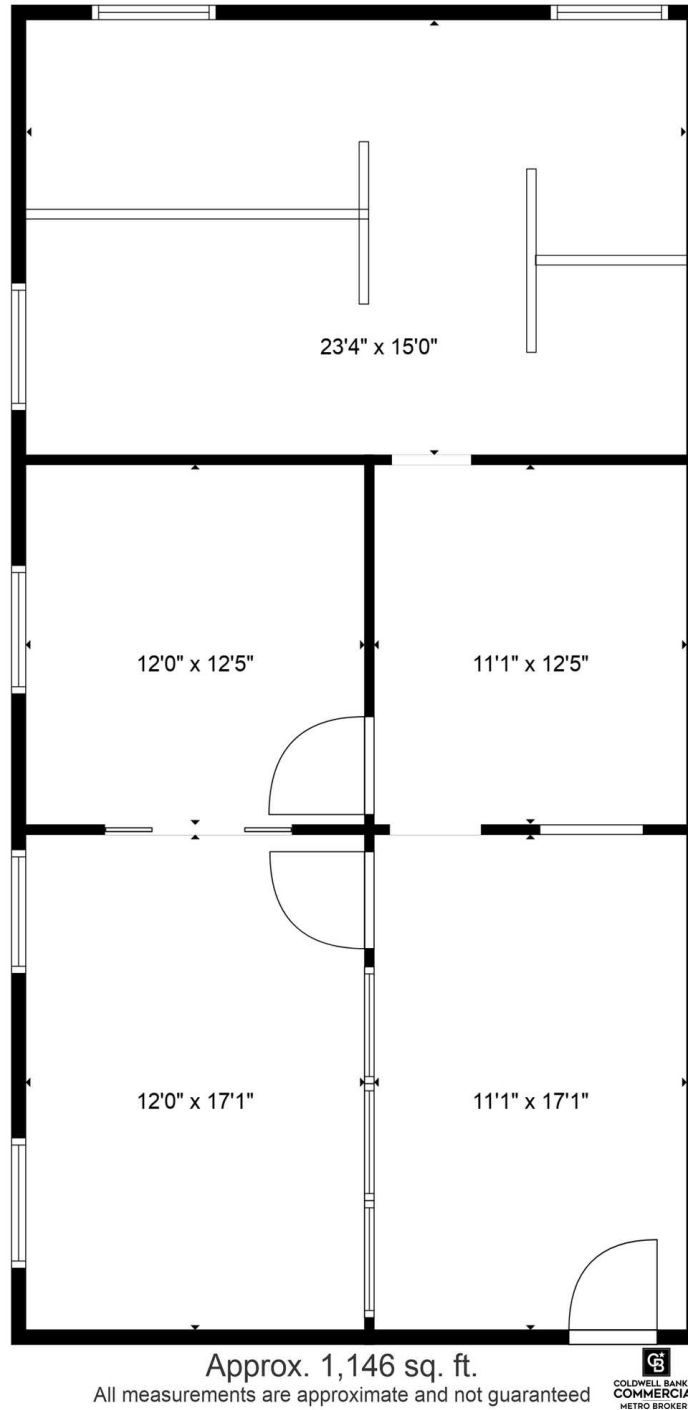
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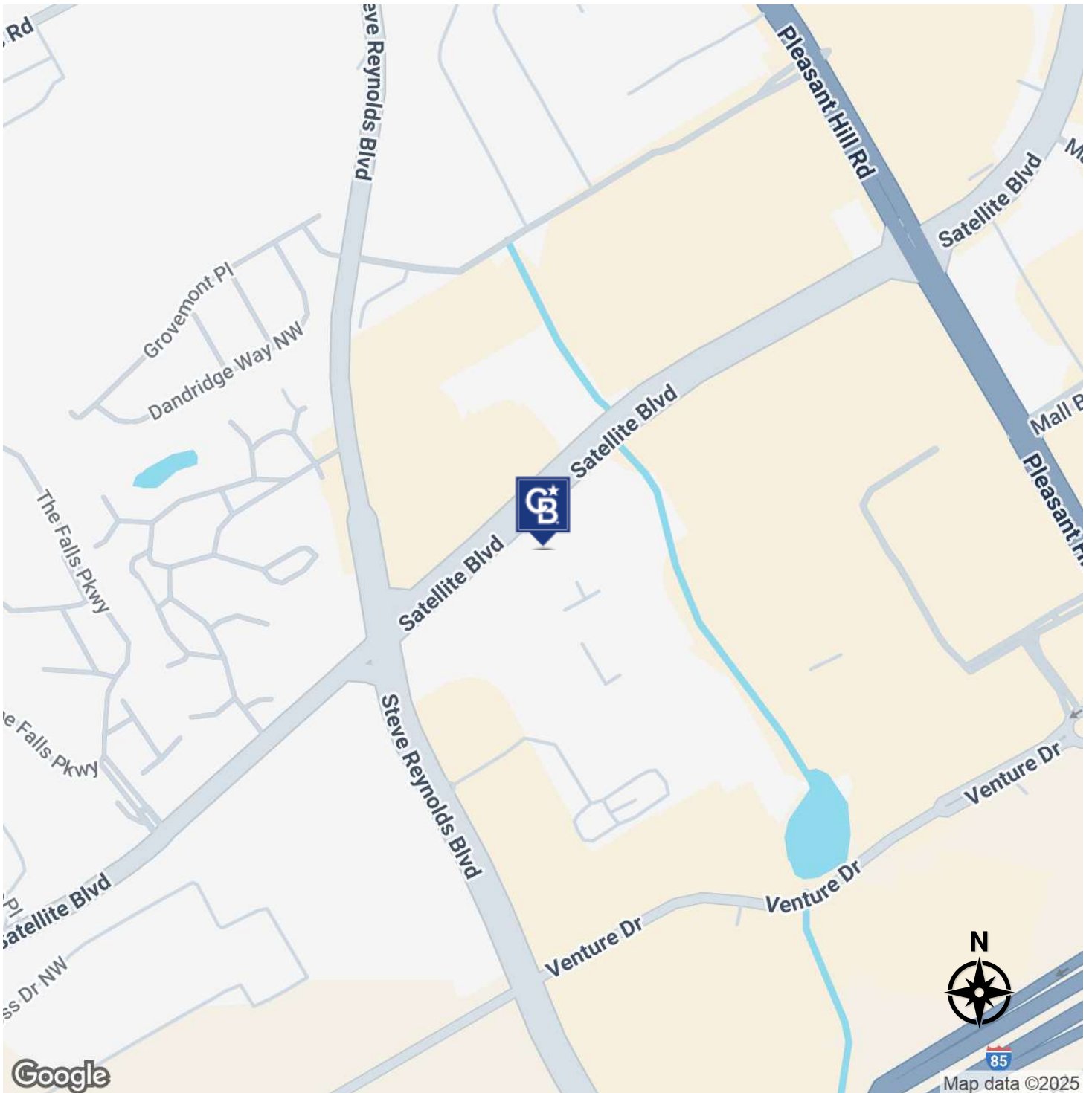


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