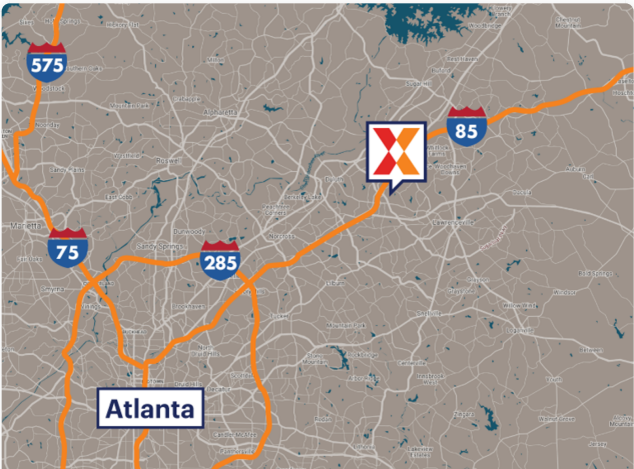
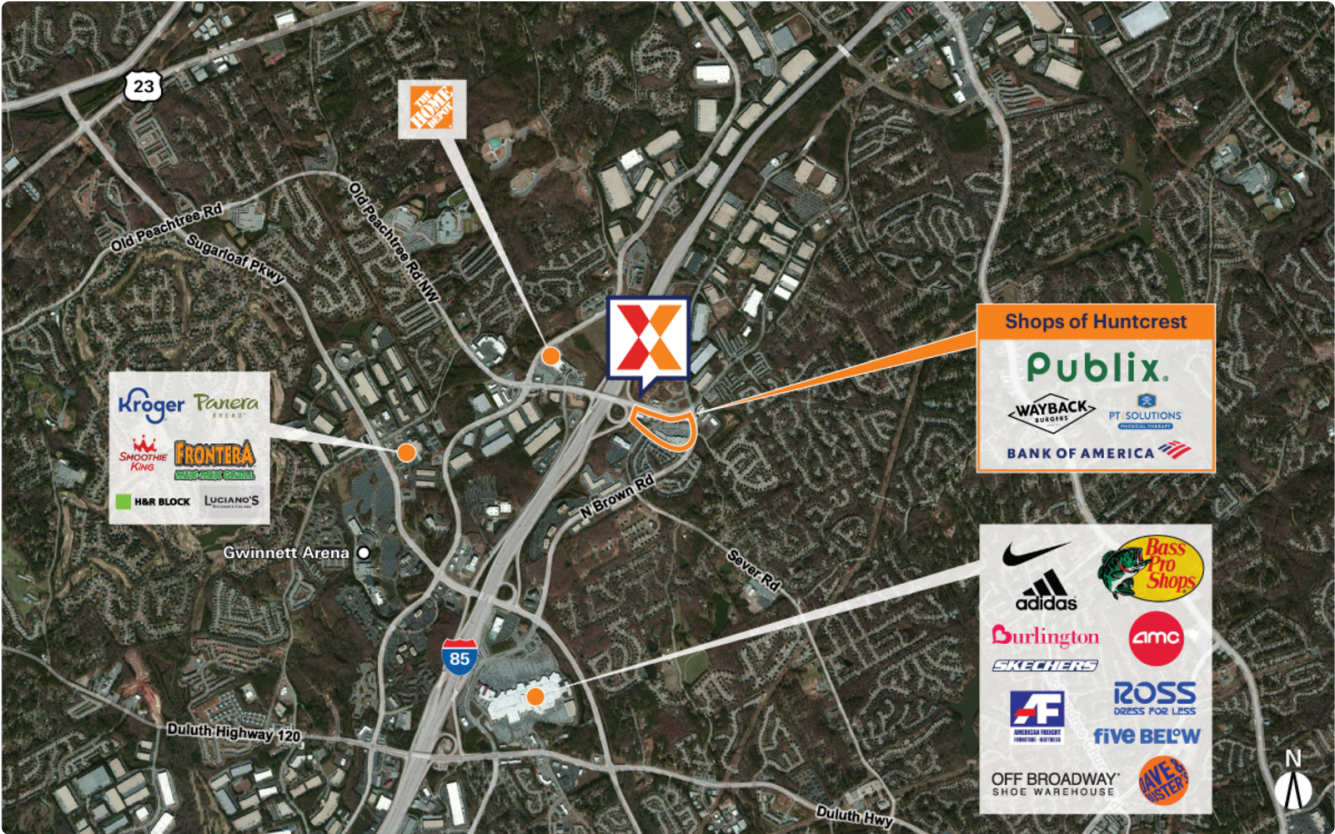


Shops of Huntcrest

1030-1032 Old Peachtree Road, NW | Lawrenceville, GA 30043

Gwinnett County Atlanta-Sandy Springs-Roswell, GA 97,040 Sq Ft

33.9991, -84.0684



Demographics	1 Mile	3 Miles	5 Miles
Population	9,226	75,072	222,970
Daytime Pop.	9,233	89,341	236,722
Households	3,173	26,162	77,303
Income	\$167,677	\$132,928	\$122,193

Source: Synergos Technologies, Inc. 2024

Publix-anchored center with national brands including Liberty Tax & Bank of America

Surrounded by an affluent, educated market with an average household income of \$127K+ and 48% with a college education within a 3-mile radius

Benefits from strong daytime population of 85K+ within 3 miles

Located off I-85 with visibility from 38K+ vehicles daily on Old Peachtree Rd NW (Kalibrate 2022)

Proximity to the University of Georgia Gwinnett Campus and the 1.2M square foot Sugarloaf Mills outlet center

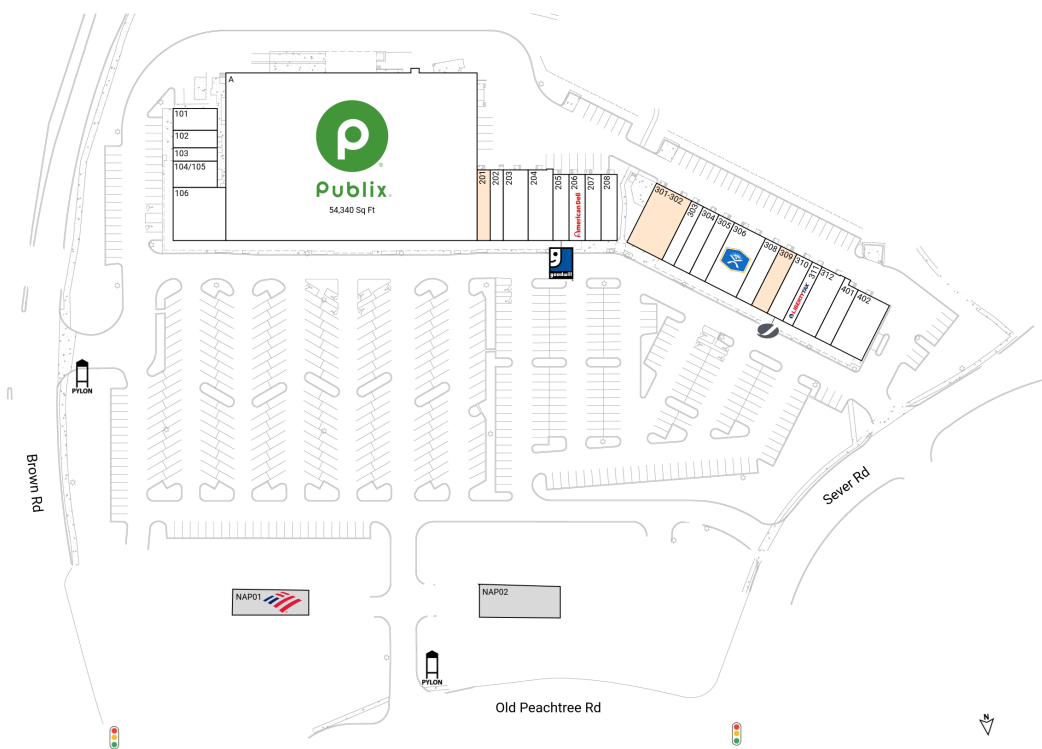


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Available Spaces

201	1,200 Sq Ft	309	1,500 Sq Ft
301-302	3,375 Sq Ft		

Current Tenants

Space size listed in square feet

101	namoo solutions	1,250
102	Hair Clinique	1,000
103	Advanced Cleaners	750
104/105	Modern Esthetics	1,500
106	Sushi Village	3,600
202	Lifesouth Community Blood Center	1,200
203	Saigon Cafe	2,000
204	Wow Poke & Juice	2,000
205	Goodwill	1,500
206	American Deli	1,500
207	City Nail & Tan	1,500
208	Jake's Wayback Hamburgers	1,500
303	Great Cuts	1,125
304	Axiom Staffing	1,500
305	Fini's Pizzeria	1,500
306	PT Solutions Physical Therapy	3,000
308	Sarang Piano Studio	1,500
310	Jazzercise	1,500
311	Liberty Tax Service	940
312	Joshua Lee DDS	2,060
401	Warhammer	1,400
402	Southside Medical Center	2,800
A	Publix	54,340
NAP01	Bank of America	0
NAP02	Piedmont Urgent Care	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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