

TREE TRAIL VILLAGE

1250 Tech Drive
Norcross, Georgia 30093

AVAILABLE FOR LEASE

3,200 SF of Retail Space
Available in a Neighborhood Center
Located in Norcross.

Food Depot

FAMILY DOLLAR

For Leasing Information Call

404-632-9074

info@bridger-properties.com



- 99,238 SF Food Depot-anchored neighborhood center in Norcross, Georgia .
- Located one mile from Interstate 85 near the intersection of Indian Trail Lilburn Road (41,146 VPD) and Singleton Road (32,562 VPD).
- Total population of 264,238 people in a 5-mile radius with an average household income of \$46,693.
- Multiple points of access and ample surface parking.

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SITE PLAN



UNIT	TENANT	SF
10	WT Standard	5,612
20	Caribbean Food Cafe	4,393
30	Super China Express	1,200
40	Fuerza Inmigrante	1,200
50	Clothing Boutique	900
60	First Hair Clips	1,200
70	Food Depot	47,813
80	Available	3,200
90	Latitude Wireless	1,300

UNIT	TENANT	SF
100	Xcell Communications	1,300
110	Happy Smiles Family Dentistry	2,600
120 / 130	Ozone Smoke & Lotto	2,600
140	Coin Laundry	3,189
150	Creations Barber Shop	1,300
160	Daily Nail	1,625
170	Daily Nail	975
180	Tree Trail Family Chiropractic	1,300
180	Tree Trail Family Chiropractic	1,330

UNIT	TENANT	SF
190	Family Dollar	11,000
200	The Pizza Man	1,499
210	Beauty Galaxy	5,000
GLA: 90,924		

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Trade Area Overview



Population 2020

1 Mile	14,936
3 Mile	113,562
5 Mile	261,373



Population Growth 2020-2025

1 Mile	1.10%
3 Mile	1.20%
5 Mile	1.10%



Households 2020

1 Mile	4,386
3 Mile	35,673
5 Mile	88,685



Household Income 2020

1 Mile	\$52,479
3 Mile	\$58,628
5 Mile	\$70,762

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PROPERTY PHOTOS

