Old Milton Festival

3710 Old Milton Pky, Alpharetta, GA 30005

2,558 SF Medical Office + 1,654 SF Available





For Leasing Information Contact

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- Located in the premier Atlanta suburb of Alpharetta
- Just 1.2 miles away Avalon
- Strong demographics: 80,000 people and a \$96,000 median household income within 3 miles
- Attractive tenant mix and stone construction

- Attractive rates with strong tenant mix
- High-traffic corridor: 53,000 vehicles per day on Old Milton Parkway
- Ample parking, easy access
- High visibility

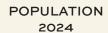


UNIT	TENANT	SF
101	AVAILABLE	2,558
103	AVAILABLE	1,654
104	Milton Salon & Barber Shop	1,350
105	Healthy Massage	1,500

UNIT	TENANT	SF
106	Extreme Teriyaki	1,425
107	Super Taco	1,800
108	Image 360	1,500
109	Three Dollar Cafe Jr.	1,875
		13.662







1 Mile	7,170
3 Mile	81,722
5 Mile	191.046



HOUSEHOLDS 2024

1 Mile	2,546
3 Mile	30,648
5 Mile	69.209



AVG HOUSEHOLD INCOME

1 Mile	\$157,051
3 Mile	\$152,352
5 Mile	\$156,727



DAYTIME POPULATION

1 Mile	9,568	
3 Mile	76,569	
5 Mile	150 735	

