

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

OLD MILTON FESTIVAL

SITE PLAN



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

OLD MILTON FESTIVAL

TRADE AREA OVERVIEW



POPULATION 2024

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

OLD MILTON FESTIVAL

PROPERTY PHOTOS

