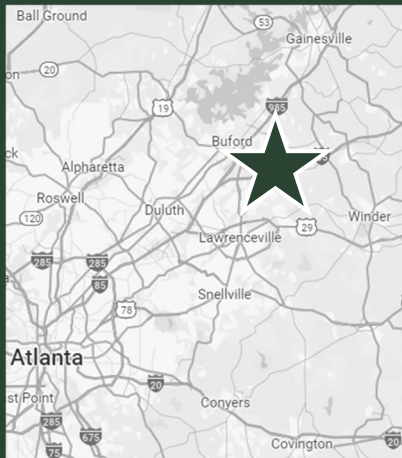


# MEDICAL BUILDING

5331 Thompson Mill Road  
Hoschton, Georgia 30548

Hall County



## LEASING INFORMATION

**JIMMY DAVIS**  
770.597.0490  
jimmy.davis@bridger-properties.com



- FOR LEASE: 4,500-5,000 Square Foot Medical Building adjacent to the new ALDI and Kiddie Academy at Spout Springs Road and Thompson Mill Road in Hoschton, Georgia.
- Directly behind the building is Harrison At Braselton (248 Apartments). Within 5 minutes of the building is the new Del Webb Active Adult Community (783 Homes) and The Phoenix at Braselton Assisted Living Facility (162 Units).
- Northeast Georgia Health System is located 5 minutes away off Friendship Road and consists of 100 beds and over 600 physicians and staff.
- Other medical co-tenancy in the area includes Health Choice Urgent Care, MedLife Primary Care, Fresenius Kidney Care, Northeast Georgia Hearing, and Northside Hospital Family Medical Partners.



# MEDICAL BUILDING

AERIAL & DEMOGRAPHICS



**Total Population**

1 MILE: 4,525  
3 MILE: 38,774  
5 MILE: 94,894



**Total Households**

1 MILE: 1,431  
3 MILE: 12,747  
5 MILE: 30,783



**Median HH Incomes**

1 MILE: \$127,176  
3 MILE: \$113,448  
5 MILE: \$109,936



**Total Employees**

1 MILE: 1,535  
3 MILE: 11,761  
5 MILE: 21,203

ESTD 2020

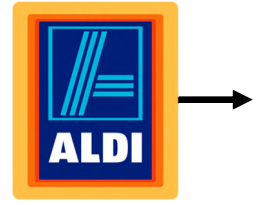


**BRIDGER**  
PROPERTIES



# MEDICAL BUILDING

PROJECT SITE PLAN



ESTD 2020

**BRIDGER**  
PROPERTIES

DEVELOPED AND MANAGED BY:

**ROMO-PADA**  
Development