

# LAWRENCEVILLE MARKET

875 Lawrenceville Suwanee Rd, Lawrenceville, GA 30043



CALL FOR AVAILABILITY




## PROPERTY HIGHLIGHTS

- ◆ 285,656 SF power center with strong lineup of national and local tenants, including PetSmart, AMC Theaters, and Hobby Lobby
- ◆ Shadow-anchored by The Home Depot and Target
- ◆ Directly off of Hwy 316/University Pkwy with several signalized entrances along Lawrenceville-Suwanee Rd and Duluth Hwy
- ◆ Daytime population over 60,000 within three miles
- ◆ Convenient to Georgia Gwinnett College, with over 11,000 students

## PROPERTY OVERVIEW

Lawrenceville Market draws customers from across **Gwinnett County**, benefiting from the county's dynamic growth and increasing diversity. Vacancies in the submarket are trending below the metro average and the city of Lawrenceville boasts strong population growth and household incomes above the metro Atlanta average.

## AREA DEMOGRAPHICS (2023):

	1-MILE	3-MILE	5-MILE
 <b>POPULATION</b>	11,471	81,679	228,752
 <b>HOUSEHOLDS</b>	4,372	27,111	75,135
 <b>AVG HH INCOME</b>	\$67,825	\$126,084	\$109,170

## Ackerman Retail

**SUZANNE SHANK**

P: 770.913.3943

E: [sshank@ackermanco.net](mailto:sshank@ackermanco.net)

**COURTNEY BRUMBELOW**

P: 770.913.3905

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Owned By  


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AVAILABLE

STE	TENANT	SIZE
1	Hobby Lobby	67,400
2	Shoe Carnival	9,506
3	Bath & Body Works	3,131
4	Sally Beauty	2,119
5	Marshalls	30,000
6	Spectrum	3,800
7	Sweet Frog	1,500
8	Big Dave's Cheesesteaks	1,500
9	Laura Davis Orthodontist	3,000
10	Professional Nails	2,384

STE	TENANT	SIZE
11	Sun City Tanning	2,400
12	GNC	1,600
13	Scrubs & Beyond	3,200
14	Crumbl Cookies	1,600
15	MyEyeDr	1,600
16	Music & Arts Center	2,000
17	NOVA Beauty	1,200
20	Ross Dress for Less	36,995
21	PetSmart	25,606
25	Del Taco	5,673

STE	TENANT	SIZE
26	AMC-Colonial 18	65,442
27	Dollar Tree	14,000



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**KIMCO**  
REALTY

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