

THE SHOPPES AT BRANNON CROSSING

405, 415, 425 & 435 Peachtree Parkway | Cumming, GA, 30041

FOR LEASE

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PROPERTY OVERVIEW

- » **RETAIL SPACE AVAILABLE:** 1,200 SF
- » Brannon Crossing is located across the from The Collection Forsyth, which boasts 5 million annual visitors.
- » Conveniently situated at a signalized intersection along Peachtree Parkway (26,000 VPD), near the intersection of Ronald Reagan Boulevard (14,000 VPD) in close proximity to GA 400 (89,700 VPD).
- » Nearby Northside Hospital Forsyth with 389 beds and 3,700 employees.
- » Tenants Include: Starbucks, T-Mobile, Jimmy John's, Leslie's Pool Supplies, Mattress Firm, Smoothie King, and more
- » Nearby retailers include: Joseph A. Bank, Versona, Barnes & Noble, Victoria's Secret, Mellow Mushroom, Marlow's Tavern, Ted's Montana Grill

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	3,149	56,188	150,429
Households	1,090	19,377	51,707
Avg. HH Income	\$201,949	\$206,939	\$209,582



FranklinStreet

LICENSED REAL ESTATE BROKER
BROKER OF RECORD: BRYAN BELK, BOR LICENSE NO. 32335
FSLG@FRANKLINST.COM

SAM KRUEGER
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FLOOR PLAN



UNIT	TENANT	SF
101	CHOPSTICKS CHINA BISTRO & SUSHI BAR	2,800
102	FOOT SOLUTIONS	1,400
103	JIMMY JOHN'S	1,400
104	AMAZING LASH STUDIO	1,400
105	CRUMBL	1,750
106	SMOOTHIE KING	1,400
107	URGENT VET	2,705
108	MATTRESS FIRM	4,200
109	ICEBOX CRYOTHERAPY	1,500
110	LEVEL SALON AND SPA	1,200
111	FRIDA'S MEXICAN CUISINE	3,600
201	ROSATIS PIZZA & SPORTS PUB	2,625
202	FIXT PT	1,200
203	PEACHTREE HILL GALLERY	1,200
204	REESHA	2,400
205	CTC CLEANERS	1,200
206	BRAZILIAN WAX	1,200
207	A NOSE FOR CLOTHES	2,400
208	TULIP NAILS	1,200
209	POSTNET OF CUMMING	1,200
210	SHUCKIN' SHACK	3,000
301	GREATER ATLANTA ORAL FACIAL SURGERY	2,900
302	LESLIE'S POOL SUPPLIES	2,800
304	C2 EDUCATION	2,400
305	THE JOINT	1,200
306	AVAILABLE	1,200
307	HOUSE OF HUMMUS	1,200
401	T-MOBILE	2,340
402	STARBUCKS	4,560



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RETAIL AERIAL



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