

3280 SATELLITE BOULEVARD

FORMER SONIC, DULUTH, GA 30096

Former Sonic



PROPERTY DETAILS

- Former Sonic is located within an Opportunity Zone and Tax Allocation District in the largest commercial district in Gwinnett County having 13.3 million square feet and an economic impact of \$9.5 Billion
- The building is 1,283 SF with a patio area and 15 parking spaces for car hop service
- Located on Satellite Blvd. with 24,100 VPD; has two access points from this street, one of which is signalized; additional access from the rear parking lot of Gwinnett Place Mall
- Densely-populated, middle-income demographics feature an international mix of shoppers with over 100,000 residents within a 3 mile radius.
- Significant daytime employment of 53,000 within 3 miles including a large number of car dealerships, multi story office buildings, hotels and retail shops

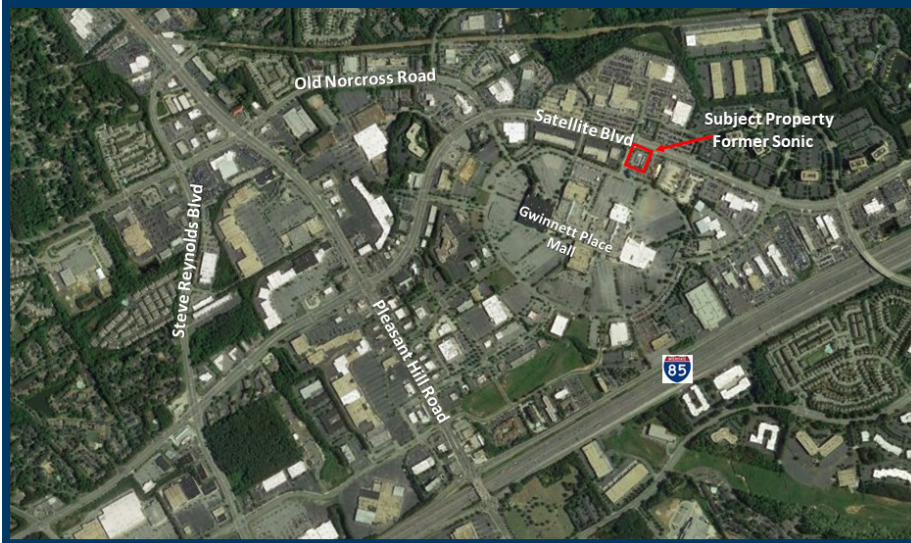


BRAND
Real Estate Services

BrandProperties.com
770.476.4801

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TRAFFIC COUNTS

Satellite Blvd.

24,100 VPD

DEMOGRAPHICS - CoStar 2020

	1 mile	3 miles	5 miles
Population	6,468	100,334	252,080
Daytime Emploment	11,719	53,409	115,023
Ave. HH Income	\$73,528	\$69,147	\$79,075

GPS COORDINATES

Lat. 33.9631508 Long. -84.1243129

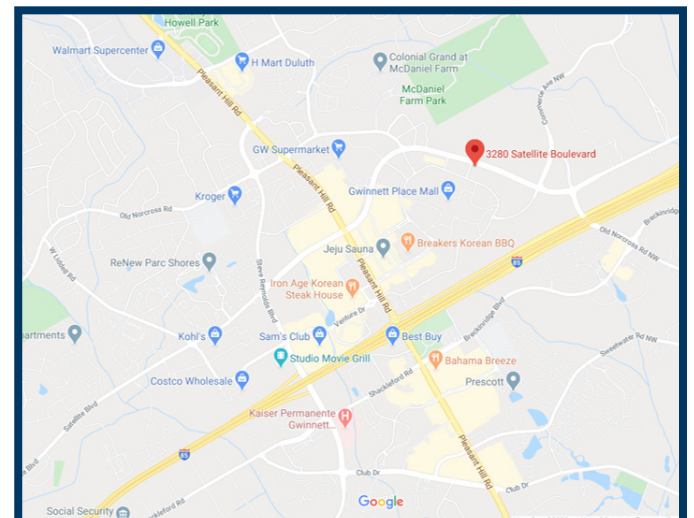


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