

PARKSIDE ON DRESDEN

2546 CALDWELL ROAD
BROOKHAVEN, GA 30319

3,751 SF RESTAURANT SPACE
+
1,079 SF ROOFTOP PATIO

AVAILABLE FOR LEASE



🍷 **Rare Freestanding
Restaurant Opportunity
on Dresden Drive**

🍷 **Rooftop Patio
Overlooking New Park**

🍷 **Located in the Heart
of Brookhaven's
Entertainment District**

🍷 **Ready for Buildout**

DEMOGRAPHICS

2025

Population
Households
Total Employees
Average Household Income
Median Home Value

Source: Placer.ai & CoStar

2 mile

65,406
29,687
34,671
\$148,918
\$733,730

5 miles

330,861
154,000
406,077
\$141,087
\$661,541

10 miles

1,205,385
529,647
1,000,900
\$128,310
\$532,076

TRAFFIC COUNTS

Dresden Dr. from
Peachtree Rd. to Clairmont Rd.
17,637 vpd

Source: Placer.ai

Peachtree Rd. from
Dresden Dr. to Kendrick Rd.
35,430 vpd

Peachtree Rd. from
Dresden Dr. to Colonial Dr.
38,376 vpd



For leasing opportunities,
please contact:

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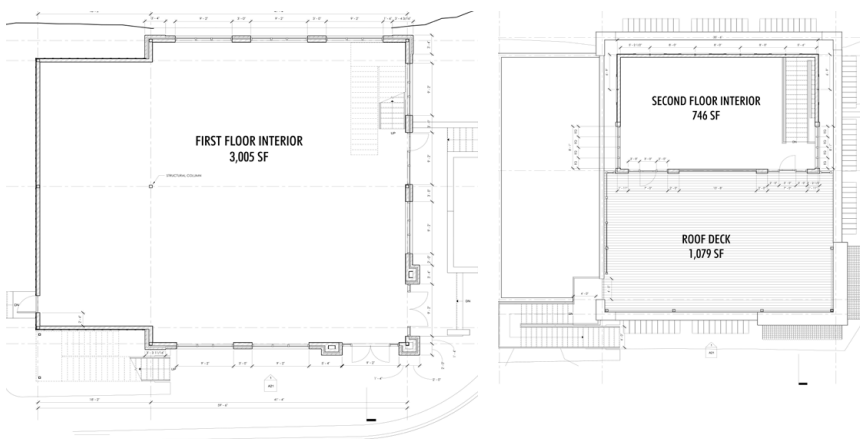


FREE-STANDING RESTAURANT AVAILABLE

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FLOORPLAN



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