

Presented By:

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POWELL PROPERTY GROUP, INC

416 Pirkle Ferry Road, Suite K300

Cumming, GA 30040

commercial400.com



POWELL
PROPERTY GROUP

5190 PINEY GROVE RD

Office Building :

CUMMING, GA 30040

FOR LEASE



5190 PINEY GROVE RD

CUMMING, GA 30040



OFFERING SUMMARY

Lease Rate:	\$6,500.00 per month (NNN)
Available SF:	2,522 SF
Storage SF:	1,600 SF
Lot Size:	3.3 +/- ACRES
Number of Units:	1
Year Built:	1960
Zoning:	CBD

PROPERTY OVERVIEW

Discover the ideal space for your business at 5190 Piney Grove Rd, Cumming, GA. This expansive property offers a prime location and versatile layout, perfect for a wide range of businesses. With ample parking, high visibility, and easy access, this space is designed to meet your commercial needs. The well-maintained building boasts modern amenities and customizable interiors, ensuring a seamless transition for your operations. Enjoy the convenience of a private, fully fenced outdoor storage area behind the office, perfect for securing equipment, tools, or recreational gear. Whether you're seeking retail, office, or service space, this property provides the perfect foundation for success. Elevate your business in this dynamic, high-traffic location.

PROPERTY HIGHLIGHTS

- Prime location with high visibility
- Ample parking for employees and clients
- Modern amenities and professional finishes
- Perfect for retail, office, or service businesses
- Dynamic and high-traffic commercial corridor

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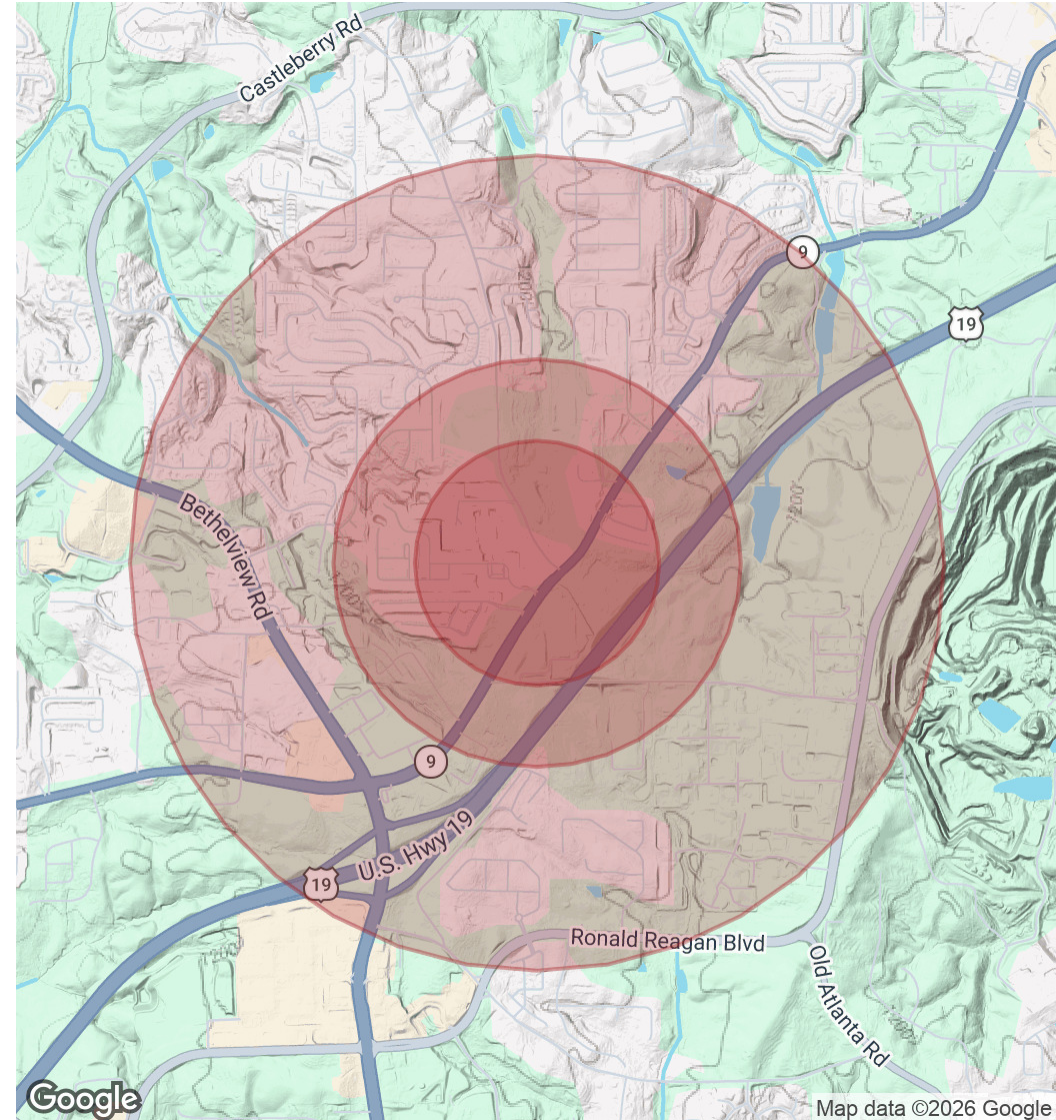
CUMMING, GA 30040



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	886	1,997	7,132
Average Age	36	36	36
Average Age (Male)	35	35	35
Average Age (Female)	37	37	37

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	298	677	2,419
# of Persons per HH	3	2.9	2.9
Average HH Income	\$134,978	\$134,264	\$137,195
Average House Value	\$481,304	\$481,992	\$496,564

Demographics data derived from AlphaMap



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