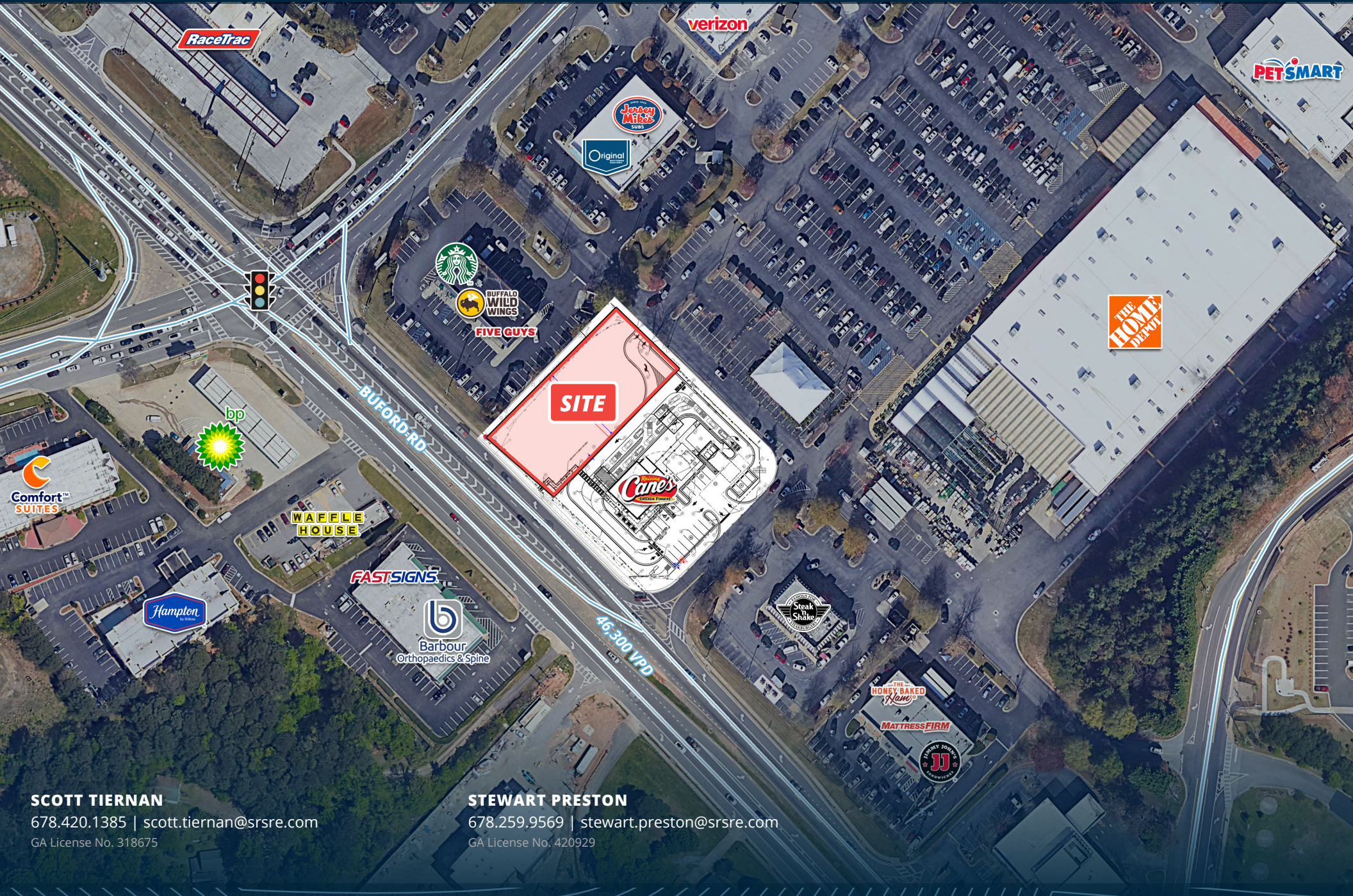


# For Ground Lease

920 Buford Hwy | Cumming, GA



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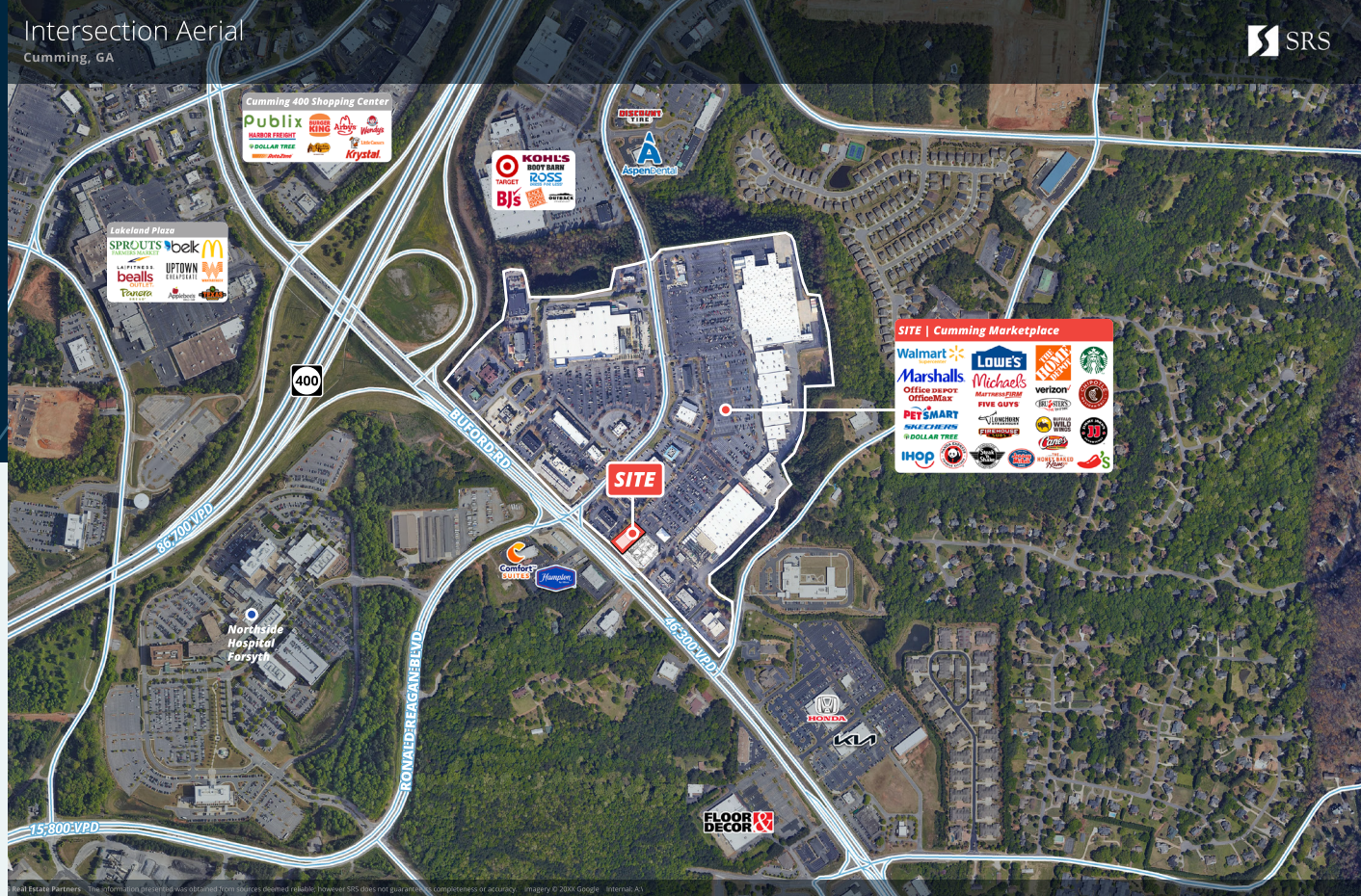
# For Ground Lease

920 Buford Hwy  
Cumming, GA

## Property Specifications

PARCEL SIZE

0.52 AC



## About the Property

- 0.52 AC outparcel adjacent to newly developed Raising Cane's
- Located along Buford Hwy (GA-20), a major retail corridor in Cumming
- Surrounded by established quick-service and fast-casual operators
- Strong visibility on Buford hwy (46,000+ VPD) and access supporting long-term performance

## Traffic Counts

Buford Hwy	46,300 VPD
GA - 400	86,700 VPD
Ronald Reagan Blvd	15,800 VPD

Year: 2025 | Source: GDOT

## Join These Retailers



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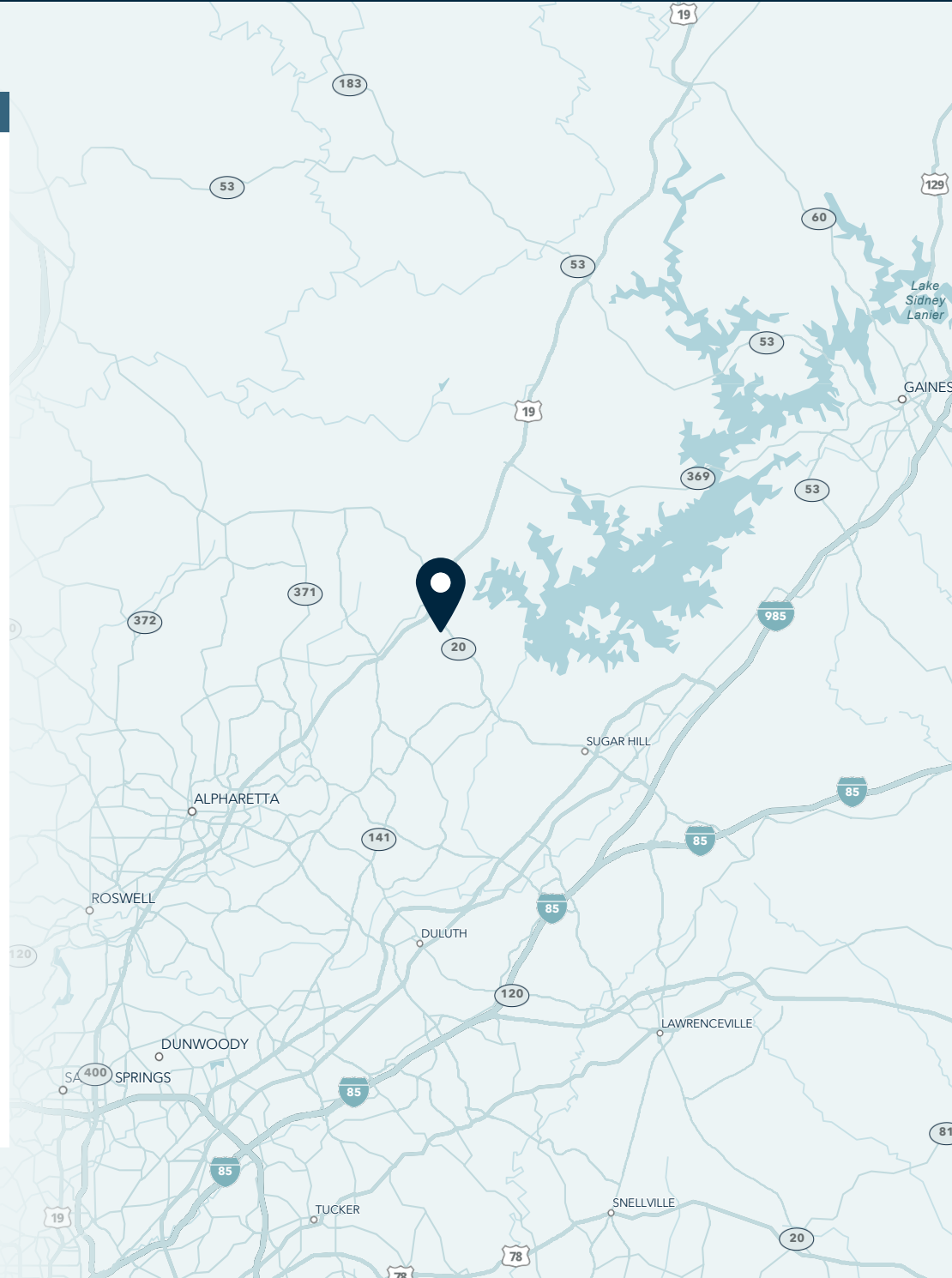






## Area Snapshot

	1 MILE	3 MILES	5 MILES
<b>Population</b>			
2025 Estimated Population	3,132	51,712	125,185
2030 Projected Population	3,622	57,153	137,507
Proj. Annual Growth 2025 to 2030	2.95%	2.02%	1.90%
<b>Daytime Population</b>			
2025 Daytime Population	10,903	63,566	123,978
Workers	9,232	37,221	59,768
Residents	1,671	26,345	64,210
<b>Income</b>			
2025 Est. Average Household Income	\$175,293	\$154,062	\$167,799
2025 Est. Median Household Income	\$153,779	\$127,564	\$139,715
<b>Households &amp; Growth</b>			
2025 Estimated Households	1,158	17,807	41,998
2030 Estimated Households	1,337	19,645	46,083
Proj. Annual Growth 2025 to 2030	2.92%	1.98%	1.87%
<b>Race &amp; Ethnicity</b>			
2025 Est. White	59%	54%	54%
2025 Est. Black or African American	2%	4%	5%
2025 Est. Asian or Pacific Islander	27%	26%	28%
2025 Est. American Indian or Native Alaskan	0%	1%	0%
2025 Est. Other Races	11%	15%	13%
2025 Est. Hispanic (Any Race)	9%	13%	11%



**Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.



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**SRS REAL ESTATE PARTNERS**

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