

16,680 SF FOR LEASE

GWINNETT COMMONS

1745 CORPORATE DR, NORCROSS, GA 30093

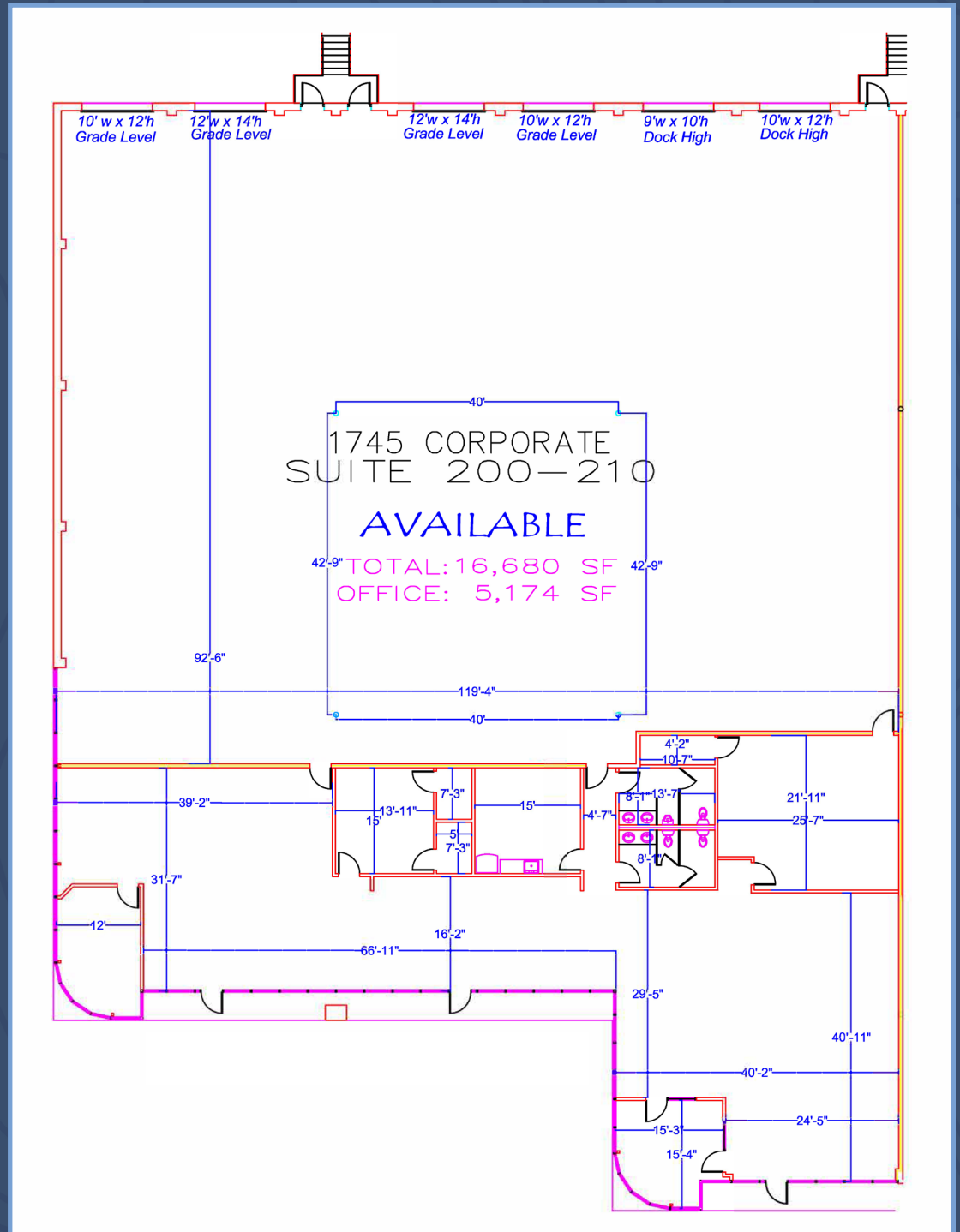


1745 CORPORATE DRIVE, SUITE 200, NORCROSS, GA 30093

Gwinnett Commons is situated within the Gwinnett Place Community Improvement District in Norcross, Georgia—an area widely recognized as one of the fastest-growing and most dynamic submarkets in the greater Atlanta region. Strategically planned and thoughtfully designed, the complex is intended to accommodate the needs of a diverse mix of office and industrial users seeking a centrally located, highly accessible presence within Northeast Atlanta.

SUITE 200 SPECS

AVAILABLE SF	16,680 SF
OFFICE/SHOWROOM	5,174 SF
DOCK HIGH DOORS	2 (9' x 10' and 10' x 12')
GRADE LEVEL DOORS	4 (2 10' x 12' and 2 12' x 14')
CLEAR HEIGHT	22' to 23'
AUTO PARKING	1/1,000 SF
SPRINKLERS	Wet
POWER	150 amp, 480v 3-phase
ZONING	M1
ADDITIONAL INFO	2 large training/conference rooms 3 private offices On-site property management Full-length glass storefront



THE FORUM PEACHTREE CORNERS

Belk	Trader Joe's	Gamestop
DSW	Pottery Barn	Banana Republic
Fab'rik	Lululemon	Barnes & Noble
Talbots	Homegoods	Old Navy
Loft	Jos. A. Bank	Bath & Body Works

PEACHTREE CORNERS TOWN CENTER

La Parilla	First Watch	Gong Cha
Cava	Marlow's Tavern	Firebirds Grill
Sprouts	Taqueria Tsunami	Playa Bowls
Lazy Dog	CMX Cinebistro	Jinbei West

VILLAGE AT PEACHTREE CORNERS

Lidl	Orange Theory	Flying Biscuit Cafe
Pub Ten	Stage Kitchen	Marco's Pizza

PEACHTREE CORNERS MARKET PLACE

Aldi	Panera Bread	LA Fitness
Krystal	Chick-fil-a	Buffalo Wild Wings

PEACHTREE SQUARE SHOPPING CENTER

Publix	Dick's Sporting Goods	Cici's
Target	Cheeseburger Bobby's	Starbuck's
Petsmart	Panda Express	Office Depot

GWINNETT COMMONS

The park is located between Beaver Run Road and Steve Reynolds Boulevard, just minutes from I-85 and I-285, 35 minutes from Hartsfield-Jackson Atlanta International Airport, and 25 minutes from Downtown Atlanta. The central location offers easy access to an extensive selection of shopping, dining, residential, and lodging choices. The Opportunity Zone designation allows for significant tax credits for new businesses that relocate to Gwinnett Commons.



CONTACT

Harrison Gaylord

770.324.6320

hgaylord@strategicrepartners.com

www.strategicrepartners.com



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