

# Hamilton Creek

## Dacula, Georgia

[2240 Hamilton Creek Parkway, Dacula, GA 30019](#)

- Fully leased neighborhood center
- National tenant mix to include Kohls and Childrens Healthcare of Atlanta
- Excellent opportunity for medical use
- Pylon signage available and highly visible from I-85
- Abundant parking
- Located in an affluent, high income area with Average Household Income of \$124,161 within three miles



### KEY TENANTS

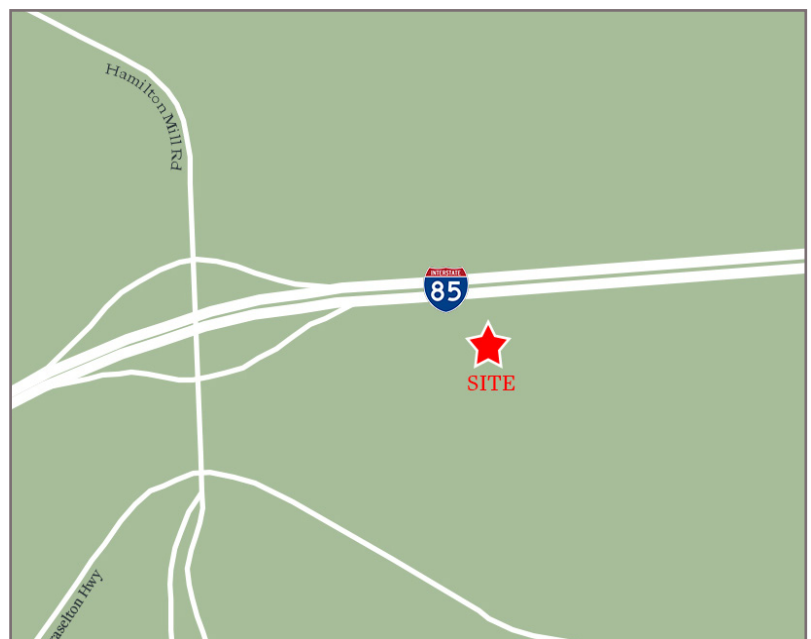
Kohls, Children's Healthcare of Atlanta and Thomas Eye Group.

### TRAFFIC COUNTS

Hamilton Mill Road	38,700	AADT
Interstate 85	91,200	AADT

### DEMOGRAPHICS

	1 Mi Radius	3 Mi Radius	5 Mi Radius
Population	3,026	30,541	89,326
Households	1,040	10,324	30,475
Avg HH Income	\$89,503	\$124,161	\$134,736
Daytime Pop	4,772	13,182	32,891



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Tenant	Sf	Ste
D-Bat	19,030	100
Children's Healthcare of Atlanta	16,100	600/800
Goldfish Swin School	10,321	900 - 1000
Thomas Eye Group	4,590	1100
Kohl's	88,350	

