

Johns Creek Medical Center

4255 & 4265 Johns Creek Parkway, Suwanee, GA 30024 | Adjacent to Emory Johns Creek Hospital and Technology Park

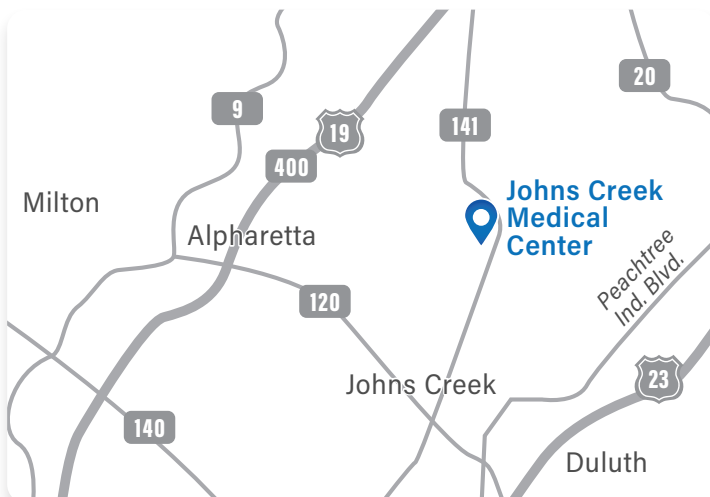


LEASING INFORMATION

Year Built	2004
Property Type	Office
Building/GLA	21,931 SF
Traffic Count	13,500 AADT on MCGinnis Ferry Rd E

CENTER HIGHLIGHTS

- Available Space: 3,600 SF at 4255 Johns Creek Parkway. Space is designed for medical office usage.
- The buildings are located less than 0.5 miles from Emory Johns Creek Hospital, with 110 beds and over 600 physicians. Additionally, they are 1.5 miles from Technology Park, a tech community that features nearly 6 million square feet of developed office and industrial space and employs over 10,000 people.
- The area experiences significant daytime traffic and is situated in a bustling trade district. It is the eighth-largest market in the United States.



DEMOGRAPHICS

Radius	1-Mile	5-Mile	10-Mile
Population	6,755	181,013	684,788
Daytime	6,842	188,209	699,684
Avg. Income	\$ 166,679	\$166,250	\$134,211



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LEASING CONTACT

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