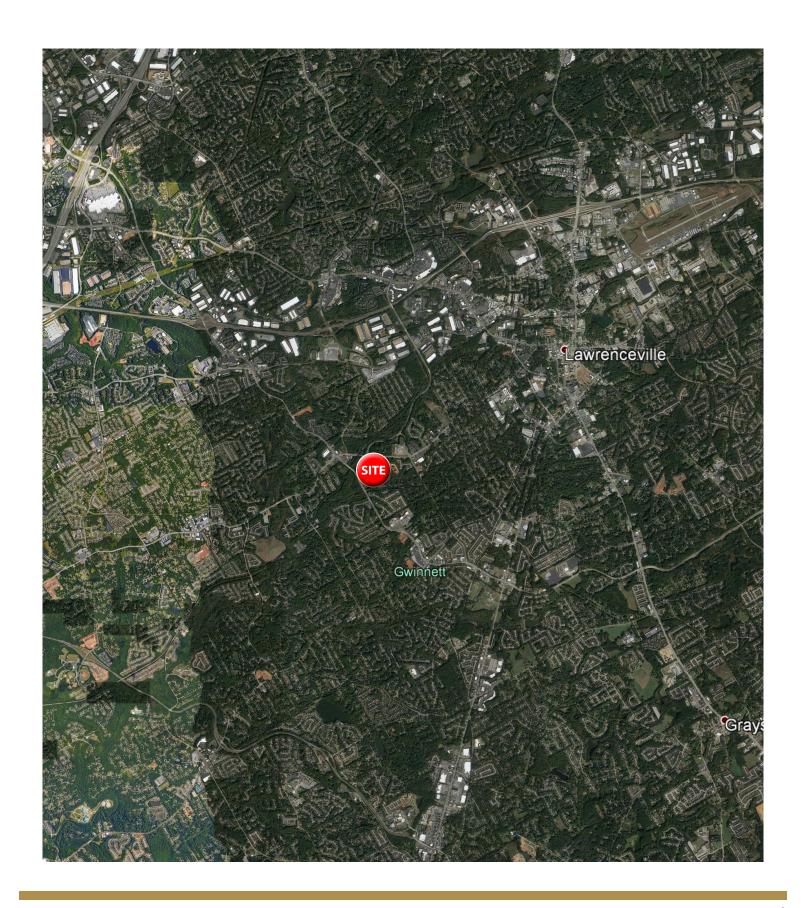


# LAWRENCEVILLE COMMONS 1400 LAWRENCEVILLE HIGHWAY LAWRENCEVILLE, GA 30044

**Mary Dufour**, Outparcels 803.644.2831 mdufour@wrsrealty.com

# LOCATION



## AERIAL



#### OUTPARCELS AVAILABLE



The information contained herein was obtained from sources believed reliable, however, WRS Inc. makes no guarantees, warranties, or representations as to the completeness or accuracy thereof.

The presentation of this property is submitted subject to errors, omissions, change of tenants or conditions prior to sale or lease, or withdrawal without notice.

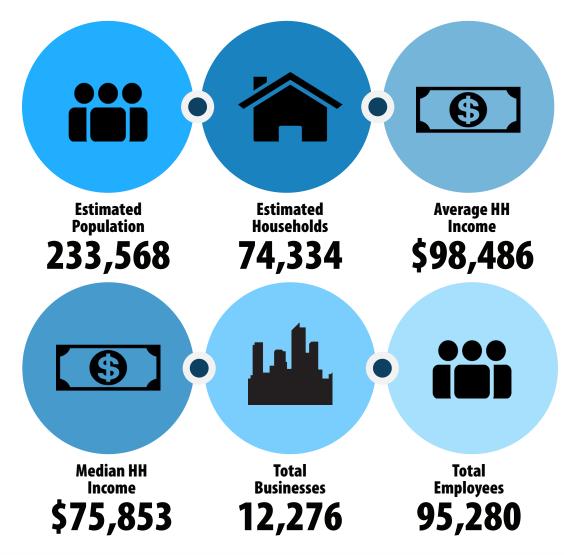
WRS Inc. | 550 Long Point Road | Mount Pleasant, SC 29464 | main 843.654.7888 | fax 843.654.7889

#### PROPERTY PHOTOS





#### 5 MILE DEMOGRAPHIC SNAPSHOT





#### DEMOGRAPHIC REPORT

Lat/Lon: 33.9365/-84.025

Auton   Company   Compan	Lavec	III. 33.8300/-04.023			RF1		
Company   Comp	1400	Lawrenceville Hwy					
2021 Estimated Population   10,085   88,068   233,568   2026 Projected Population   10,307   90,545   242,844   2010 Census Population   9,267   78,574   206,768   2010 Census Population   9,267   78,574   206,768   2000 Census Population   9,267   24%   2.2%   2.2%   2.	Lawr						
2026 Projected Population   10,307   90,545   242,844   2010 Census Population   9,267   78,574   206,768   155,539   2010 Census Population   9,267   78,574   206,768   155,539   2010 Census Population   9,267   78,574   206,768   155,539   2010 Census Population   2,24%   2,2%   2,4%   2,2%   2,4%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%   2,2%   2,4%   2,2%		·	10.005	99.069	222 560	, tag	
Historical Annual Growth 2000 to 2021  224% 22.4% 2.2% 2.4% 2021 Estimated Households 3,118 28,878 74,334 2020 2026 Projected Households 3,199 29,998 77,868 2010 Census Households 2,959 26,539 67,612 2000 Census Households 2,167 20,044 52,149 2000 Census Households 2,149 2000 Census Household Income 2,149 2000 Census Household Income 2,140 2,149 2000 Census Household Income 2,140 2000 Census Househol	z	l '	•	•	*	Š	
Historical Annual Growth 2000 to 2021 2.4% 2.2% 2.4% 2.2% 2.4% 2.2021 Estimated Households 3,1199 29,998 77,868 2010 Census Households 2,167 20,044 52,149 2000 Census Households 2,167 20,044 52,149 20,040 21,040 20,0	POPULATIO	l ' '		•		2	
Historical Annual Growth 2000 to 2021  224% 22.4% 2.2% 2.4% 2021 Estimated Households 3,118 28,878 74,334 2020 2026 Projected Households 3,199 29,998 77,868 2010 Census Households 2,959 26,539 67,612 2000 Census Households 2,167 20,044 52,149 2000 Census Households 2,149 2000 Census Household Income 2,149 2000 Census Household Income 2,140 2,149 2000 Census Household Income 2,140 2000 Census Househol			· ·	•		+0	
Historical Annual Growth 2000 to 2021  224% 22.4% 2.2% 2.4% 2021 Estimated Households 3,118 28,878 74,334 2020 2026 Projected Households 3,199 29,998 77,868 2010 Census Households 2,959 26,539 67,612 2000 Census Households 2,167 20,044 52,149 2000 Census Households 2,149 2000 Census Household Income 2,149 2000 Census Household Income 2,140 2,149 2000 Census Household Income 2,140 2000 Census Househol		<b>I</b>	•	-		2	
2021 Estimated Households 3,118 28,878 74,334 2026 Projected Households 3,199 29,898 77,868 2010 Census Households 2,959 26,539 67,612 2000 Census Households 2,167 20,044 52,149 Projected Annual Growth 2021 to 2026 0.5% 0.7% 1.0% Historical Annual Growth 2021 to 2026 2021 21.8t. Population Under 10 Years 13.5% 13.0% 12.9% 2021 Est. Population 10 to 19 Years 14.9% 15.3% 15.5% 2021 Est. Population 20 to 29 Years 12.9% 14.0% 13.3% 2021 Est. Population 30 to 44 Years 2021 Est. Population 60 to 74 Years 2021 Est. Population 60 to 74 Years 2021 Est. Population 75 Years or Over 2021 Est. Male Population 20 to 29 Years 2021 Est. Male Population 35.5 35.5 35.5 35.5 35.5 35.5 35.5 35.						+	
2026 Projected Households   2,959   26,539   67,612   2000 Census Households   2,959   26,539   67,612   2000 Census Households   2,167   20,044   52,149   20,064   2						1	
Historical Annual Growth 2000 to 2021    13.5%   13.0%   12.9%   12.9%   12.9%   14.0%   15.3%   15.5%   13.0%   12.9%   14.9%   15.3%   15.5%   15.5%   15.5%   14.9%   15.3%   15.5%   15.5%   14.9%   15.3%   15.5%   14.9%   15.3%   15.5%   12.9%   14.0%   13.8%   2021 Est. Population 20 to 29 Years   12.9%   14.0%   13.8%   2021 Est. Population 30 to 44 Years   21.2%   20.2%   20.0%   2021 Est. Population 60 to 74 Years   21.1%   21.1%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Merried   32.1%   31.8%   32.8%   2021 Est. Now Married   32.1%   31.8%   32.8%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.3%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.3%   48.0%   48.2%   48.0%   48.2%   48.0%	S					divid	
Historical Annual Growth 2000 to 2021    13.5%   13.0%   12.9%   12.9%   12.9%   14.0%   15.3%   15.5%   13.0%   12.9%   14.9%   15.3%   15.5%   15.5%   15.5%   14.9%   15.3%   15.5%   15.5%   14.9%   15.3%   15.5%   14.9%   15.3%   15.5%   12.9%   14.0%   13.8%   2021 Est. Population 20 to 29 Years   12.9%   14.0%   13.8%   2021 Est. Population 30 to 44 Years   21.2%   20.2%   20.0%   2021 Est. Population 60 to 74 Years   21.1%   21.1%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Merried   32.1%   31.8%   32.8%   2021 Est. Now Married   32.1%   31.8%   32.8%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.3%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.3%   48.0%   48.2%   48.0%   48.2%   48.0%	OLD.			•			
Historical Annual Growth 2000 to 2021    13.5%   13.0%   12.9%   12.9%   12.9%   14.0%   15.3%   15.5%   13.0%   12.9%   14.9%   15.3%   15.5%   15.5%   15.5%   14.9%   15.3%   15.5%   15.5%   14.9%   15.3%   15.5%   14.9%   15.3%   15.5%   12.9%   14.0%   13.8%   2021 Est. Population 20 to 29 Years   12.9%   14.0%   13.8%   2021 Est. Population 30 to 44 Years   21.2%   20.2%   20.0%   2021 Est. Population 60 to 74 Years   21.1%   21.1%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Merried   32.1%   31.8%   32.8%   2021 Est. Now Married   32.1%   31.8%   32.8%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.3%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.3%   48.0%   48.2%   48.0%   48.2%   48.0%	盖			•		igi	
Historical Annual Growth 2000 to 2021    13.5%   13.0%   12.9%   12.9%   12.9%   14.0%   15.3%   15.5%   13.0%   12.9%   14.9%   15.3%   15.5%   15.5%   15.5%   14.9%   15.3%   15.5%   15.5%   14.9%   15.3%   15.5%   14.9%   15.3%   15.5%   12.9%   14.0%   13.8%   2021 Est. Population 20 to 29 Years   12.9%   14.0%   13.8%   2021 Est. Population 30 to 44 Years   21.2%   20.2%   20.0%   2021 Est. Population 60 to 74 Years   21.1%   21.1%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Median Age   2021 Est. Merried   32.1%   31.8%   32.8%   2021 Est. Now Married   32.1%   31.8%   32.8%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.3%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.5%   48.0%   48.3%   48.0%   48.2%   48.0%   48.2%   48.0%	ISN		·	-		į	
2021 Est. Population Under 10 Years   13.5%   13.0%   12.9%   2021 Est. Population 10 to 19 Years   14.9%   15.3%   15.5%   2021 Est. Population 20 to 29 Years   12.9%   21.6%   20.2%   20.0%   20.0%   20.2%   20	오					Į,	
### 2021 Est. Population 10 to 19 Years 2021 Est. Population 20 to 29 Years 2021 Est. Population 30 to 44 Years 2021 Est. Population 30 to 44 Years 2021 Est. Population 60 to 74 Years 2021 Est. Population 60 to 74 Years 2021 Est. Population 60 to 74 Years 2021 Est. Population 75 Years or Over 2021 Est. Median Age 2021 Est. Separated or Divorced 2021 Est. Now Married 2021 Est. Now Married 2021 Est. Now Married 2021 Est. Separated or Divorced 2021 Est. Widowed 2021 Est. Hi Income \$200,000 or More 2021 Est. Hi Income \$150,000 to \$149,999 2021 Est. Hi Income \$350,000 to \$49,999 2021 Est. Hi Income \$35,000 to \$49,999 2021 Est. Hi Income \$35,000 to \$49,999 2021 Est. Hi Income \$15,000 to \$49,999 2021 Est. Hi Income \$25,000 to \$34,999 2021 Est. Hi Income \$25,000 to \$49,999 2021 Est. Hi Income \$15,000 to \$49,999 2021 Est. Hi Income \$15,000 to \$49,999 2021 Est. Hi Income \$15,000 to \$49,999 2021 Est. Hi Income \$25,000 to \$49,999 2021 Est. Hi Income \$15,000 to \$49,999 2021 Est. Hi Income \$40 to \$40						9	
2021 Est. Population 20 to 29 Years   12.9%   14.0%   13.8%   2021 Est. Population 30 to 44 Years   21.2%   20.2%   20.0%   2021 Est. Population 45 to 59 Years   21.1%   21.1%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Population 75 Years or Over   4.0%   4.1%   4.2%   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. New Image: Married   32.1%   31.8%   32.8%   2021 Est. New Image: Married   32.1%   31.8%   32.8%   2021 Est. Now Married   32.1%   31.8%   32.8%   2021 Est. Now Married   32.18   31.8%   32.8%   48.5%   4		l				9	
1908   2021 Est. Population 30 to 44 Years   21.2%   20.2%   20.0%   2021 Est. Population 45 to 59 Years   21.1%   21.1%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Population 75 Years or Over   4.0%   4.1%   4.2%   2021 Est. Median Age   35.6   35.5   35.8   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Male Population   48.2%   48.0%   48.3%   48.0%   48.3%   2021 Est. Male Population   51.8%   52.0%   51.7%   2021 Est. Now Married   32.1%   31.8%   32.8%   2021 Est. Now Married   47.7%   47.6%   48.5%   48.5%   2021 Est. Now Married   47.7%   47.6%   48.5%		l '				<u>i</u>	
2021 Est. Population 45 to 59 Years   21.1%   21.2%   21.2%   2021 Est. Population 60 to 74 Years   12.4%   12.3%   12.5%   2021 Est. Population 75 Years or Over   4.0%   4.1%   4.2%   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Median Age   35.6   35.5   35.8   2021 Est. Male Population   48.2%   48.0%   48.3%   2021 Est. Male Population   51.8%   52.0%   51.7%   2021 Est. Never Married   32.1%   31.8%   32.8%   2021 Est. Never Married   47.7%   47.6%   48.5%   2021 Est. Now Married   47.7%   47.6%   48.5%   2021 Est. Separated or Divorced   14.1%   15.7%   14.4%   2021 Est. Widowed   6.1%   4.9%   4.3%   2021 Est. HH Income \$150,000 to \$199,999   5.4%   5.9%   6.7%   2021 Est. HH Income \$150,000 to \$199,999   19.4%   16.6%   16.9%   17.3%   2021 Est. HH Income \$50,000 to \$49,999   19.4%   16.6%   16.9%   17.3%   2021 Est. HH Income \$50,000 to \$49,999   9.5%   11.4%   11.3%   2021 Est. HH Income \$150,000 to \$24,999   9.5%   11.4%   11.3%   2021 Est. HH Income \$15,000 to \$24,999   9.5%   11.4%   11.3%   2021 Est. HH Income \$15,000 to \$24,999   9.5%   5.8%   6.0%   5.5%   2021 Est. HH Income \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   5.8%   6.0%   5.5%   2021 Est. HH Income Under \$15,000 to \$24,999   3.6%   3.0		l ·				2	
2021 Est. Population 60 to 74 Years 2021 Est. Population 75 Years or Over 2021 Est. Population 75 Years or Over 2021 Est. Median Age 2021 Est. Median Age 2021 Est. Male Population 2021 Est. Male Population 2021 Est. Female Population 2021 Est. Newer Married 2021 Est. New Married 2021 Est. Newer Married 2021 Est. New Married 2021 Est. HI Income \$200,000 or More 2021 Est. HI Income \$150,000 to \$199,999 2021 Est. HI Income \$150,000 to \$199,999 2021 Est. HI Income \$150,000 to \$149,999 2021 Est. HI Income \$50,000 to \$49,999 2021 Est. HI Income \$50,000 to \$49,999 2021 Est. HI Income \$25,000 to \$49,999 2021 Est. HI Income	8	· ·				au	
2021 Est. Population 75 Years or Over 2021 Est. Median Age 2021 Est. Median Age 2021 Est. Male Population 2021 Est. Male Population 2021 Est. Male Population 2021 Est. Female Population 2021 Est. Never Married 2021 Est. Now Married 2021 Est. Now Married 2021 Est. Separated or Divorced 2021 Est. Widowed 2021 Est. Widowed 2021 Est. HI Income \$200,000 or More 2021 Est. HI Income \$150,000 to \$199,999 2021 Est. HI Income \$150,000 to \$149,999 2021 Est. HI Income \$35,000 to \$49,999 2021 Est. HI Income \$200,000 to \$44,999 2021 E	⋖	l '				o o	
2021 Est. Median Age   35.6   35.5   35.8		· · · · · · · · · · · · · · · · · · ·				2	
Name						100	
2021 Est. Female Population   51.8%   52.0%   51.7%		2021 Est. Median Age				, a	
2021 Est. HH Income \$200,000 or More 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$100,000 to \$149,999 2021 Est. HH Income \$75,000 to \$99,999 2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 30,230 30,367 31,459 2021 Est. Total Businesses	SO					5	
2021 Est. HH Income \$200,000 or More 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$100,000 to \$149,999 2021 Est. HH Income \$75,000 to \$99,999 2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 30,230 30,367 31,459 2021 Est. Total Businesses	AT ER	2021 Est. Female Population				40	
2021 Est. HH Income \$200,000 or More 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$100,000 to \$149,999 2021 Est. HH Income \$75,000 to \$99,999 2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 30,230 30,367 31,459 2021 Est. Total Businesses	SI	2021 Est. Never Married		31.8%		,	
2021 Est. HH Income \$200,000 or More 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$100,000 to \$149,999 2021 Est. HH Income \$75,000 to \$99,999 2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 30,230 30,367 31,459 2021 Est. Total Businesses	B	2021 Est. Now Married				from	
2021 Est. HH Income \$200,000 or More 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$150,000 to \$199,999 2021 Est. HH Income \$100,000 to \$149,999 2021 Est. HH Income \$75,000 to \$99,999 2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 30,230 30,367 31,459 2021 Est. Total Businesses	ARII &					400	
POSE 2021 Est. HH Income \$150,000 to \$199,999	×	2021 Est. Widowed	6.1%	4.9%	4.3%	io	
2021 Est. HH Income \$100,000 to \$149,999 2021 Est. HH Income \$75,000 to \$99,999 2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 2021 Est. Total Businesses 363 4,979 12,276		2021 Est. HH Income \$200,000 or More	4.3%	5.9%	7.7%	9	
2021 Est. HH Income \$75,000 to \$99,999  2021 Est. HH Income \$50,000 to \$74,999  2021 Est. HH Income \$35,000 to \$49,999  2021 Est. HH Income \$35,000 to \$49,999  2021 Est. HH Income \$25,000 to \$34,999  2021 Est. HH Income \$15,000 to \$24,999  2021 Est. HH Income \$15,000 to \$24,999  2021 Est. HH Income Under \$15,000  2021 Est. Average Household Income  2021 Est. Average Household Income  2021 Est. Median Household Income  \$71,187  \$70,481  \$75,853  2021 Est. Per Capita Income  2021 Est. Total Businesses  363  4,979  12,276		2021 Est. HH Income \$150,000 to \$199,999	5.4%	5.9%	6.7%	2	
2021 Est. HH Income \$50,000 to \$74,999 2021 Est. HH Income \$35,000 to \$49,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$25,000 to \$34,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income \$15,000 to \$24,999 2021 Est. HH Income Under \$15,000 2021 Est. Average Household Income 2021 Est. Average Household Income 2021 Est. Median Household Income 2021 Est. Per Capita Income 2021 Est. Total Businesses 363 4,979 12,276		2021 Est. HH Income \$100,000 to \$149,999	19.4%	16.7%	17.3%	, t	
UNITY OF APPROVED         VALUE       2021 Est. HH Income \$35,000 to \$49,999       9.5%       11.4%       11.3%         2021 Est. HH Income \$25,000 to \$34,999       9.4%       9.1%       7.6%         2021 Est. HH Income \$15,000 to \$24,999       5.8%       6.0%       5.5%         2021 Est. HH Income Under \$15,000       5.5%       8.1%       7.0%         2021 Est. Average Household Income       \$97,709       \$92,532       \$98,486         2021 Est. Median Household Income       \$71,187       \$70,481       \$75,853         2021 Est. Per Capita Income       \$30,230       \$30,367       \$31,459         2021 Est. Total Businesses       363       4,979       12,276		2021 Est. HH Income \$75,000 to \$99,999	16.6%	16.9%	17.4%	9	
2021 Est. HH Income \$15,000 to \$24,999	1	2021 Est. HH Income \$50,000 to \$74,999	24.2%	20.1%	19.5%	i E	
2021 Est. HH Income \$15,000 to \$24,999	ME	2021 Est. HH Income \$35,000 to \$49,999	9.5%	11.4%	11.3%		
2021 Est. HH Income \$15,000 to \$24,999	9	2021 Est. HH Income \$25,000 to \$34,999	9.4%	9.1%	7.6%		
2021 Est. Average Household Income       \$97,709       \$92,532       \$98,486         2021 Est. Median Household Income       \$71,187       \$70,481       \$75,853         2021 Est. Per Capita Income       \$30,230       \$30,367       \$31,459         2021 Est. Total Businesses       363       4,979       12,276	=	2021 Est. HH Income \$15,000 to \$24,999	5.8%		5.5%		
2021 Est. Median Household Income       \$71,187       \$70,481       \$75,853         2021 Est. Per Capita Income       \$30,230       \$30,367       \$31,459         2021 Est. Total Businesses       363       4,979       12,276		2021 Est. HH Income Under \$15,000	5.5%	8.1%	7.0%		
2021 Est. Per Capita Income       \$30,230       \$30,367       \$31,459         2021 Est. Total Businesses       363       4,979       12,276		2021 Est. Average Household Income	\$97,709	\$92,532	\$98,486		
2021 Est. Total Businesses 363 4,979 12,276		2021 Est. Median Household Income	\$71,187	\$70,481	\$75,853		
		2021 Est. Per Capita Income	\$30,230	\$30,367	\$31,459		
2021 Est. Total Employees 2,490 39,396 95,280		2021 Est. Total Businesses	363	4,979	12,276		
		2021 Est. Total Employees	2,490	39,396			

©2021, Sites USA, Chandler, Arizona, 480-491-1112

page 1 of 3

Demographic Source: Applied Geographic Solutions 5/2021, TIGER Geography

#### DEMOGRAPHIC REPORT

Lat/Lon: 33.9365/-84.025

				RF1
	Lawrenceville Hwy enceville, GA 30044	1 mi radius	3 mi radius	5 mi radius
Lawi	2021 Est. White	34.0%	39.2%	41.3%
RACE	2021 Est. Black	34.9%	34.9%	33.3%
	2021 Est. Asian or Pacific Islander	17.4%	13.0%	12.6%
	2021 Est. American Indian or Alaska Native	0.6%	0.5%	0.5%
	2021 Est. Other Races	13.1%	12.5%	12.2%
U	2021 Est. Hispanic Population	2,379	19,251	50,264
HISPANIC	2021 Est. Hispanic Population	23.6%	21.9%	21.5%
	2026 Proj. Hispanic Population	24.0%	22.4%	22.0%
豆	2010 Hispanic Population	23.5%	20.9%	20.9%
	2021 Est. Adult Population (25 Years or Over)	6,594	57,072	151,079
EDUCATION (Adults 25 or Older)	2021 Est. Elementary (Grade Level 0 to 8)	8.0%	6.3%	6.1%
88	2021 Est. Some High School (Grade Level 9 to 11)	8.4%	6.7%	6.4%
Į į į	2021 Est. High School Graduate	27.0%	24.6%	23.1%
15 C	2021 Est. Some College	19.1%	20.2%	19.5%
요 풀	2021 Est. Associate Degree Only	10.0%	9.5%	9.6%
₹	2021 Est. Bachelor Degree Only	16.4%	20.7%	22.6%
	2021 Est. Graduate Degree	11.2%	12.1%	12.6%
O	2021 Est. Total Housing Units	3,295	30,121	77,376
HOUSING	2021 Est. Owner-Occupied	73.5%	63.9%	67.1%
) (i)	2021 Est. Renter-Occupied	21.1%	32.0%	29.0%
Ŧ	2021 Est. Vacant Housing	5.4%	4.1%	3.9%
٧	2021 Homes Built 2010 or later	5.4%	7.5%	8.1%
4	2021 Homes Built 2000 to 2009	22.5%	19.2%	19.9%
≿	2021 Homes Built 1990 to 1999	21.8%	28.1%	30.1%
15	2021 Homes Built 1980 to 1989	31.6%	25.7%	23.5%
	2021 Homes Built 1970 to 1979	9.4%	10.5%	10.3%
	2021 Homes Built 1960 to 1969	2.4%	2.4%	2.1%
HOMES BUILT BY YEAR	2021 Homes Built 1950 to 1959	1.3%	1.4%	1.2%
Ĭ	2021 Homes Built Before 1949	0.3%	1.1%	0.9%
	2021 Home Value \$1,000,000 or More	0.4%	0.6%	0.9%
	2021 Home Value \$500,000 to \$999,999	1.3%	3.2%	4.3%
	2021 Home Value \$400,000 to \$499,999	2.1%	4.9%	6.3%
S	2021 Home Value \$300,000 to \$399,999	14.0%	15.3%	18.0%
H.	2021 Home Value \$200,000 to \$299,999	49.3%	42.8%	40.4%
MAL	2021 Home Value \$150,000 to \$199,999	19.5%	22.1%	20.2%
HOME VALUES	2021 Home Value \$100,000 to \$149,999	8.3%	7.1%	6.3%
	2021 Home Value \$50,000 to \$99,999	2.4%	1.9%	1.8%
	2021 Home Value \$25,000 to \$49,999	0.5%	0.8%	0.6%
	2021 Home Value Under \$25,000	2.1%	1.2%	1.2%
	2021 Median Home Value	\$228,482	\$242,364	\$252,864
	2021 Median Rent	\$1,178	\$1,068	\$1,103

©2021, Sites USA, Chandler, Arizona, 480-491-1112

page 2 of 3

Demographic Source: Applied Geographic Solutions 5/2021, TIGER Geography

#### DEMOGRAPHIC REPORT

Lat/Lon: 33.9365/-84.025

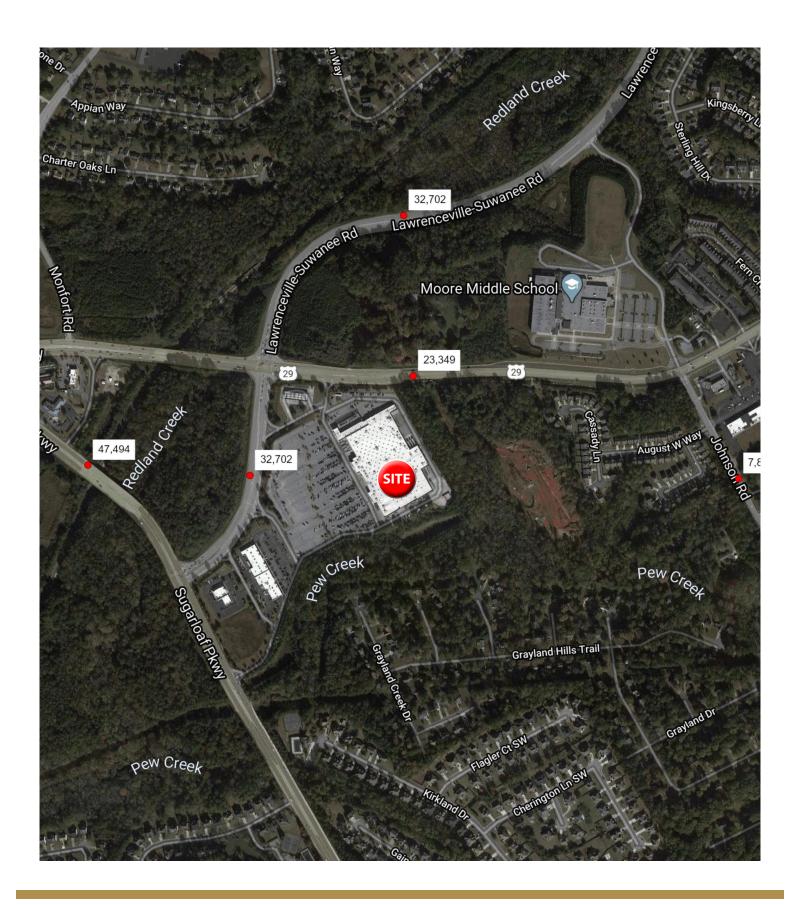
1400	Lawrenceville Hwy			RF1
		1 mi radius	3 mi radius	5 mi radius
Lawr	enceville, GA 30044			
	2021 Est. Labor Population Age 16 Years or Over	7,790	68,381	181,442
LABOR FORCE	2021 Est. Civilian Employed	63.1%	63.7%	63.4%
	2021 Est. Civilian Unemployed	3.0%	3.0%	3.0%
	2021 Est. in Armed Forces	-	-	0.1%
	2021 Est. not in Labor Force	33.9%	33.2%	33.5%
	2021 Labor Force Males	47.5%	47.2%	47.6%
	2021 Labor Force Females	52.5%	52.8%	52.4%
	2021 Occupation: Population Age 16 Years or Over	4,917	43,548	115,030
	2021 Mgmt, Business, & Financial Operations	15.1%	15.2%	15.7%
	2021 Professional, Related	19.2%	22.1%	22.7%
ON	2021 Service	16.5%	15.3%	15.0%
OCCUPATION	2021 Sales, Office	22.7%	23.9%	22.2%
Ä	2021 Farming, Fishing, Forestry	-	-	-
000	2021 Construction, Extraction, Maintenance	13.0%	10.5%	10.9%
	2021 Production, Transport, Material Moving	13.4%	12.9%	13.5%
	2021 White Collar Workers	57.1%	61.2%	60.6%
	2021 Blue Collar Workers	42.9%	38.8%	39.4%
	2021 Drive to Work Alone	80.4%	78.6%	77.9%
<u>ē</u>	2021 Drive to Work in Carpool	10.5%	11.0%	11.5%
TRANSPORTATION TO WORK	2021 Travel to Work by Public Transportation	1.5%	2.1%	1.5%
88	2021 Drive to Work on Motorcycle	-	-	-
<u> 항</u> 인	2021 Walk or Bicycle to Work	0.1%	0.6%	0.7%
₹	2021 Other Means	1.1%	0.4%	0.5%
⊨	2021 Work at Home	6.3%	7.2%	7.9%
ш	2021 Travel to Work in 14 Minutes or Less	13.1%	16.2%	14.7%
TRAVEL TIME	2021 Travel to Work in 15 to 29 Minutes	28.4%	29.3%	29.5%
급	2021 Travel to Work in 30 to 59 Minutes	38.0%	37.9%	37.9%
\ <del>X</del>	2021 Travel to Work in 60 Minutes or More	19.9%	17.1%	17.8%
¥	2021 Average Travel Time to Work	31.4	30.8	31.2
	2021 Est. Total Household Expenditure	\$216.15 M	\$1.92 B	\$5.17 B
l	2021 Est. Apparel	\$7.63 M	\$68.23 M	\$184.05 M
CONSUMER EXPENDITURE	2021 Est. Contributions, Gifts	\$11.83 M	\$106.71 M	\$291.66 M
	2021 Est. Education, Reading	\$6.6 M	\$60.53 M	\$166.41 M
	2021 Est. Entertainment	\$12.22 M	\$108.58 M	\$293.6 M
	2021 Est. Food, Beverages, Tobacco	\$33.49 M	\$297.26 M	\$795.25 M
A	2021 Est. Furnishings, Equipment	\$7.57 M	\$67.34 M	\$182.01 M
E	2021 Est. Health Care, Insurance	\$19.86 M	\$175.34 M	\$469.43 M
lsu	2021 Est. Household Operations, Shelter, Utilities	\$69.84 M	\$622.18 M	\$1.67 B
CON	2021 Est. Miscellaneous Expenses	\$4.05 M	\$36.07 M	\$97.13 M
	2021 Est. Personal Care	\$2.89 M	\$25.76 M	\$69.24 M
	2021 Est. Transportation	\$40.16 M	\$354.36 M	\$951.65 M

©2021, Sites USA, Chandler, Arizona, 480-491-1112

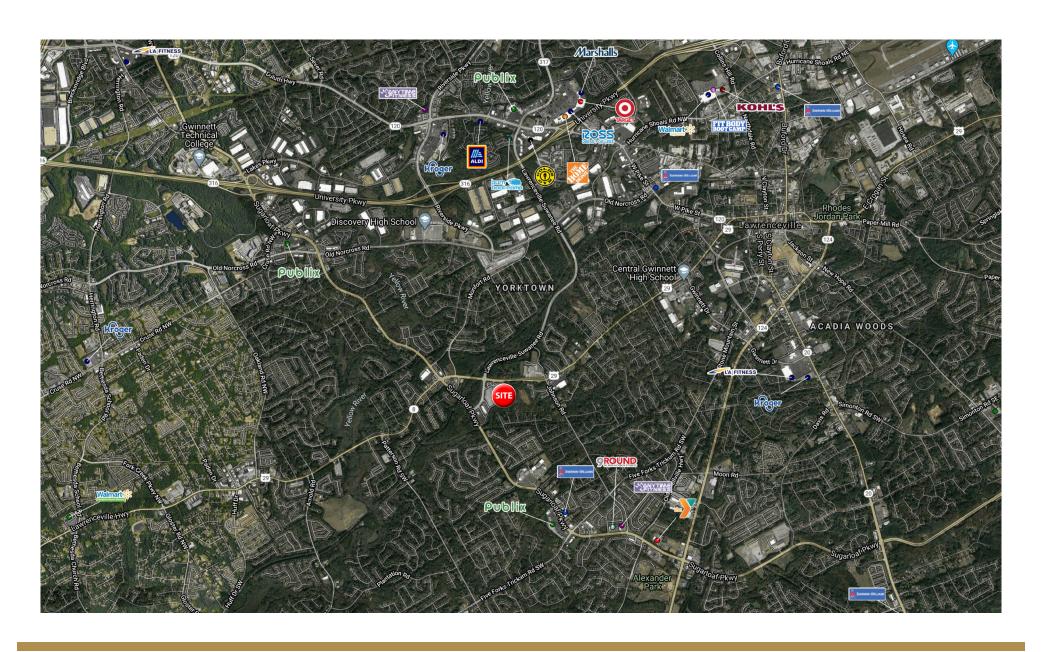
page 3 of 3

Demographic Source: Applied Geographic Solutions 5/2021, TIGER Geography

# TRAFFIC COUNTS



## COMMERCIAL AERIAL







550 Long Point Road Mount Pleasant, SC 29464 843.654.7888 Office 843.654.7889 Fax www.wrsrealestate.com