



BRIGHTWELL
STATION

Loganville, Georgia

RETAIL PROPERTY FOR SALE & LEASE

HARRISON PROPERTIES

PROPERTY SUMMARY



PROPERTY DESCRIPTION:

Brightwell Station is a highly visible strip plaza that fronts the heavily trafficked Atlanta Hwy (Hwy 78) in Loganville, GA. The center is beautifully maintained, fully leased, and is adjacent to Quiktrip, with immense curb appeal.

PROPERTY HIGHLIGHTS:

- FRONTS HEAVILY TRAFFICKED ATLANTA HIGHWAY (HWY 78)
- STABILIZED WITH LONG STANDING TENANTS
- RIGHT NEXT TO QUIKTRIP, IMMENSE CURB APPEAL

OFFERING SUMMARY:

Address:	4665 Atlanta Highway, Loganville, GA 30052
County:	Gwinnett
Number of Units:	8
Available SF:	-
Lot Size:	1.2 Acres
Building Size:	10,098 SF

DEMOGRAPHICS:	1 MILE	5 MILES	10 MILES
Total Households	1,422	23,436	98,820
Total Population	3,479	68,368	298,076
Average HH Income	\$65,750	\$84,831	\$91,824

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JOHN HARRISON
 President | Brokerage Division
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HARRISON PROPERTIES
LOCATION MAP



Map data ©2024 Imagery ©2024 Airbus, Maxar Technologies

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HARRISON PROPERTIES
PROPERTY PHOTOS



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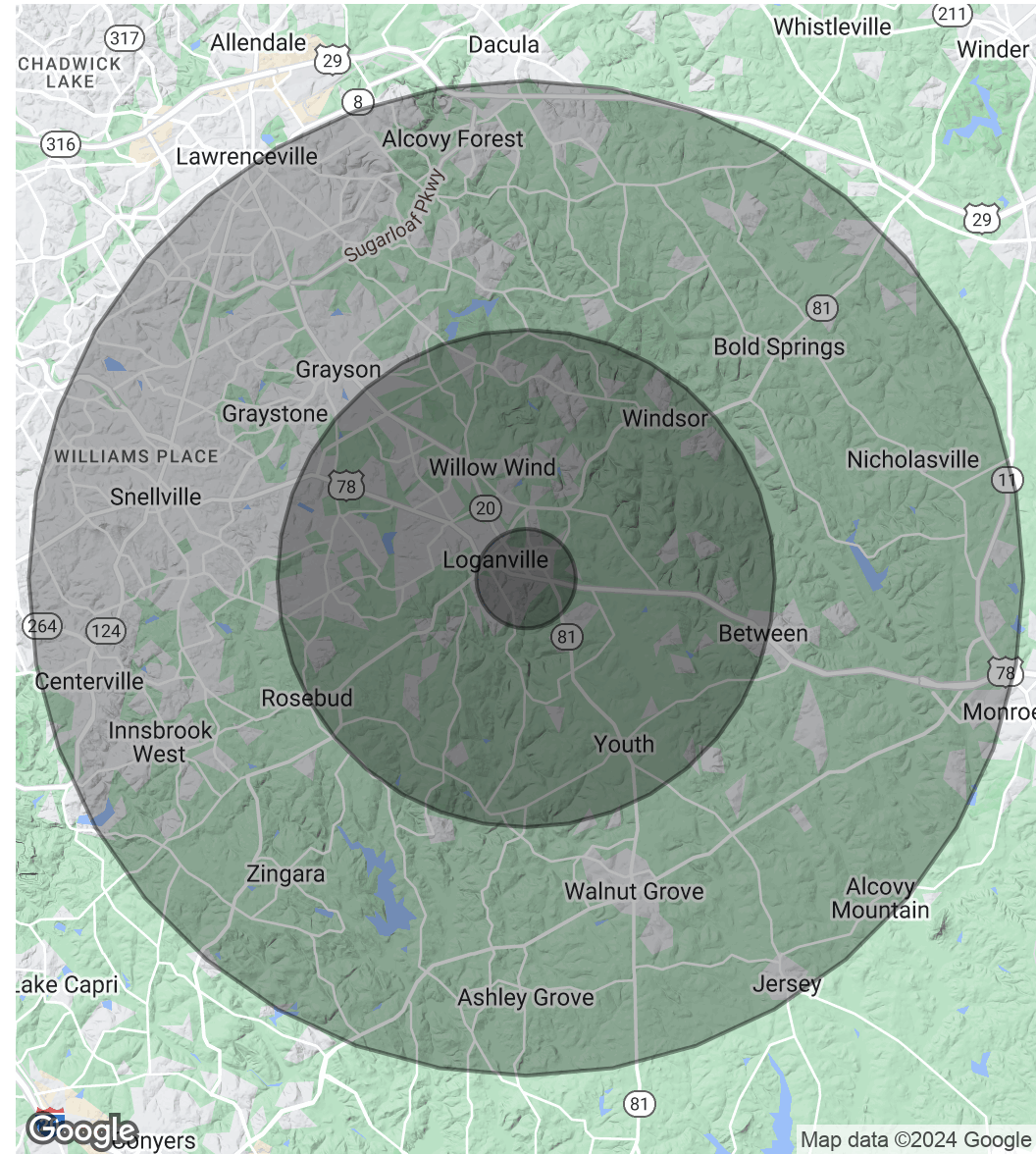


DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	3,479	68,368	298,076
Average Age	35.1	35.4	36.9
Average Age (Male)	32.9	34.5	35.6
Average Age (Female)	38.0	37.6	38.1

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	1,422	23,436	98,820
# of Persons per HH	2.4	2.9	3.0
Average HH Income	\$65,750	\$84,831	\$91,824
Average House Value	\$188,420	\$235,310	\$237,122

2020 American Community Survey (ACS)



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