

» Property Features

- Junior box available in North Point Mall market
- 15,130± sf
- Next to Burlington Coat Factory
- On North Point Parkway north of Mansell Road
- Good parking

FOR LEASE

7731 North Point Parkway
Alpharetta, GA 30022

DOUG ADAIR

404.872.1828

www.dougadairllc.com

commercial real estate

» Property Description

The subject property is a junior box space on the west side of North Point Pkwy north of Mansell Road in the North Point Mall submarket. It has excellent visibility with numerous access points on North Point Parkway. Other tenants in the immediate area include TJ Maxx, REI, Homegoods, Five Below, and Michael's.

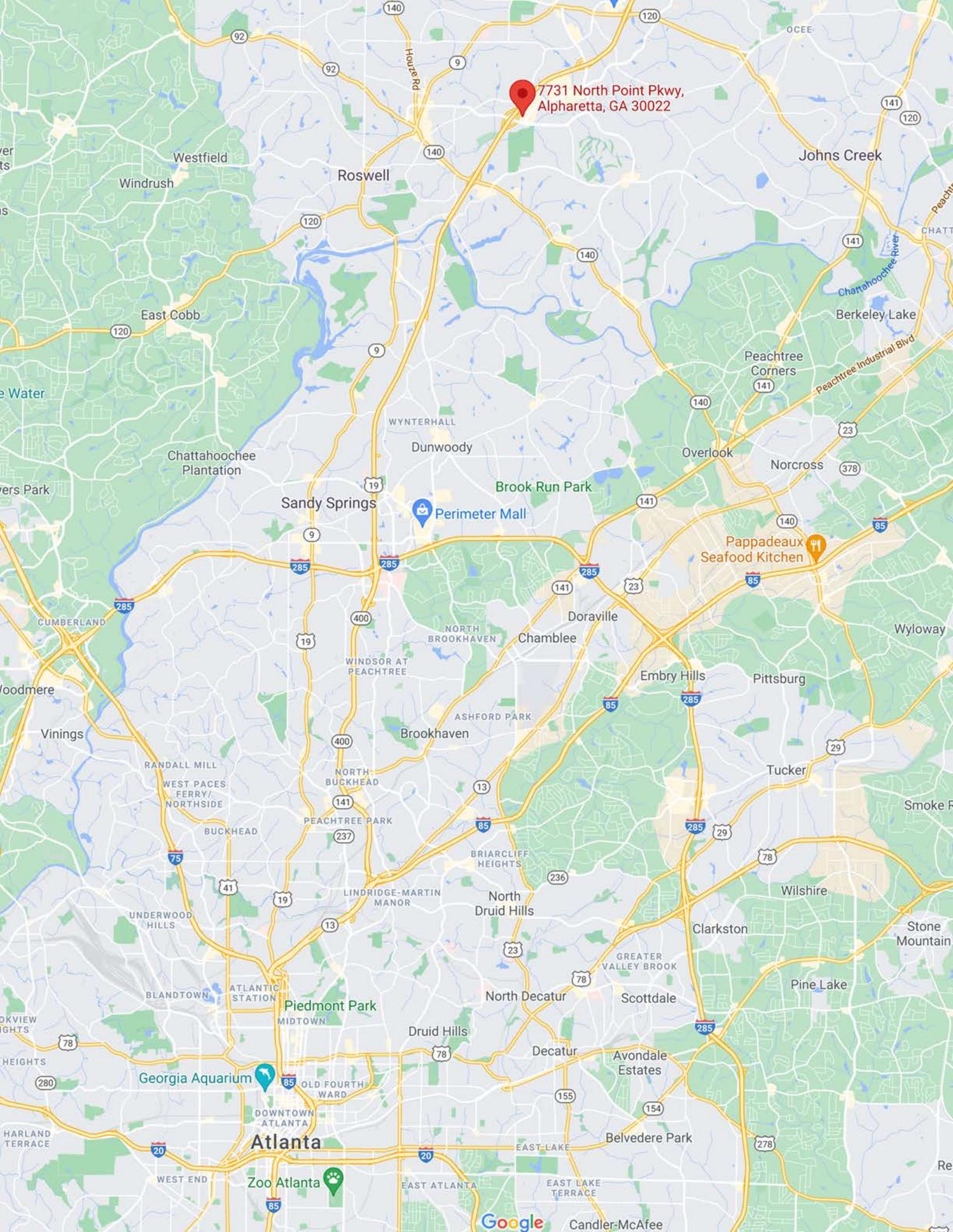
Market Description

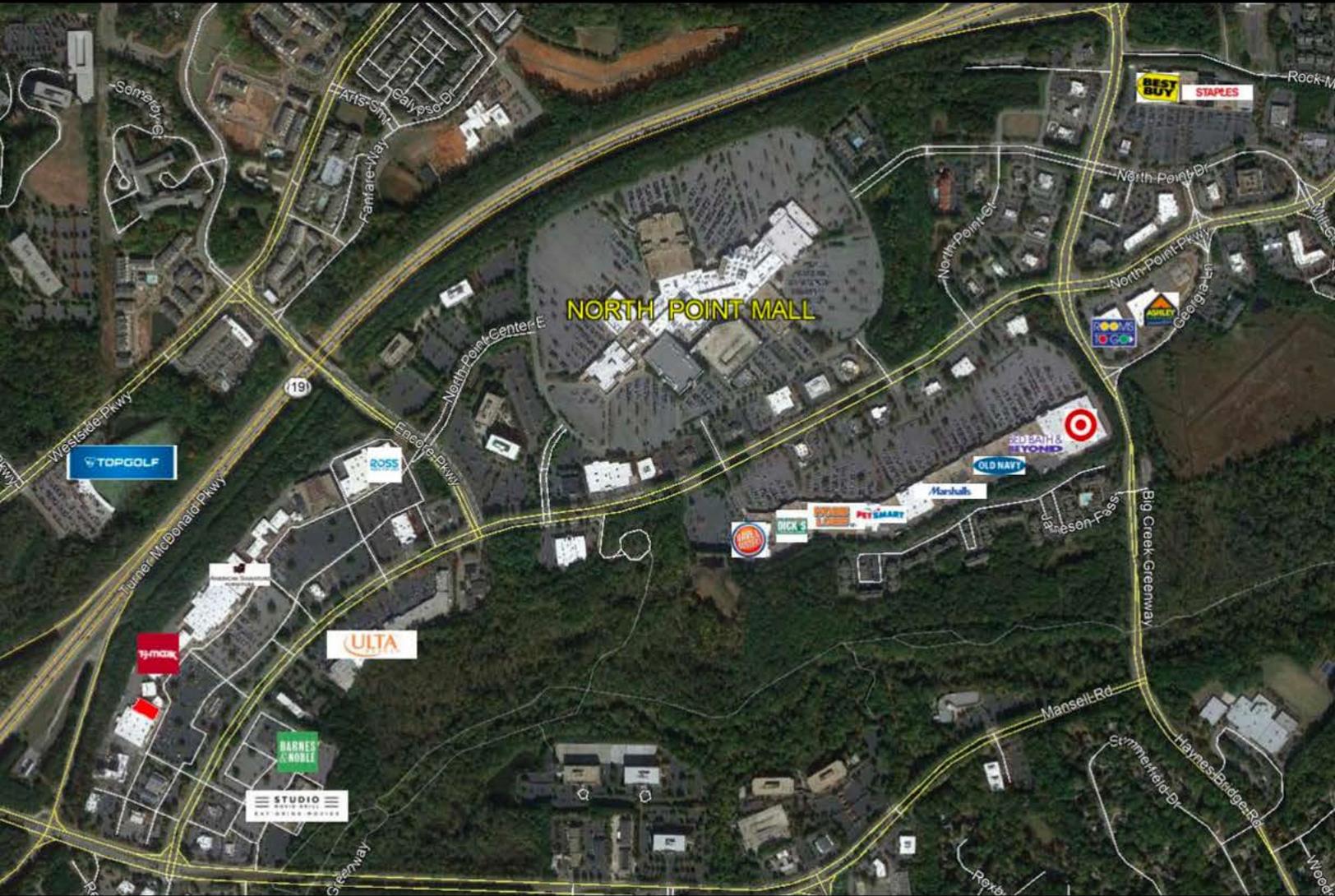
The property is just north of the intersection of Mansell Road and North Point Pkwy on the east side of GA 400 in the city of Alpharetta. North Point Parkway is filled with many major retail tenants and North Point Mall. Alpharetta is approximately 20 miles north of downtown Atlanta. It is home to over 700 technology companies with a strong presence in fintech. It has a citywide fiber optic network, 60% above average download speeds and an abundance of data centers. Sixty-five percent (65%) of its residents own a bachelor's degree and it has a daytime population of over 122,000.

» Demographics

	1 mile	3 miles	5 miles
Population	2,413	59,954	162,908
Median HH Income	\$56,506	\$86,467	\$100,624
Households (est)	5,609	33,852	64,892
	5-minute	10-minute	20-minute
Population	28,847	134,030	507,511
Median HH Income	\$66,050	\$79,101	\$94,952
Households (est)	10,982	53,701	197,160

7731 North Point Pkwy,
Alpharetta, GA 30022





Turner McDonald Pkwy

AMERICAN SIGNATURE FURNITURE

Michaels

HomeGoods

AREI

TJ-maxx

verizon

THE HONEY BAKED Ham

Durlington

BARNES & NOBLE

North Point Pkwy

STUDIO MOVIE GRILL
EAT-DRINK-MOVIES

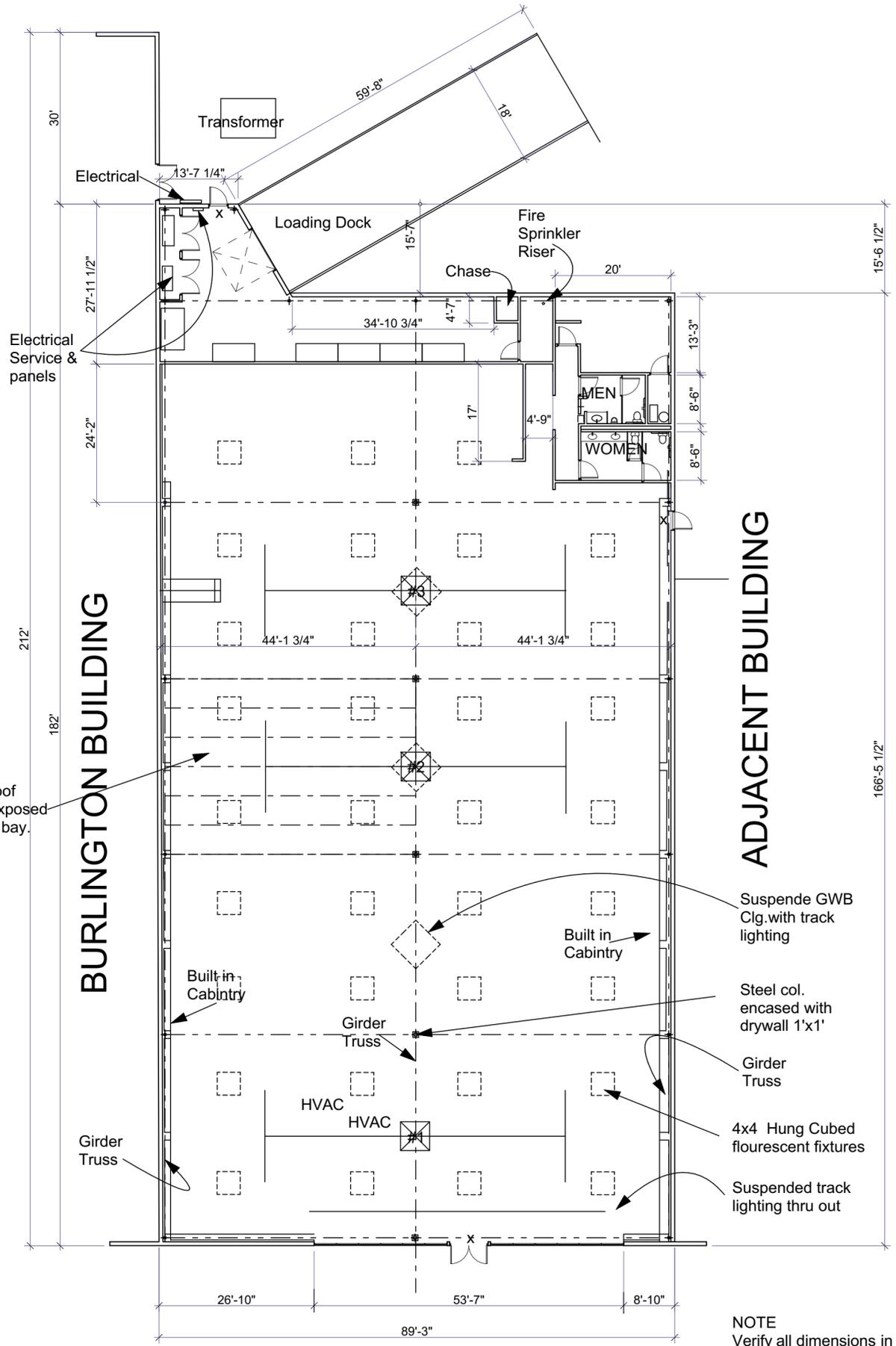
pepperoni pizza

PF CHANG'S
RESTAURANTS

at&t

BURGER KING

Mansell Rd



15,130 SF +/-



REAR ELEVATION



FRONT ELEVATION