

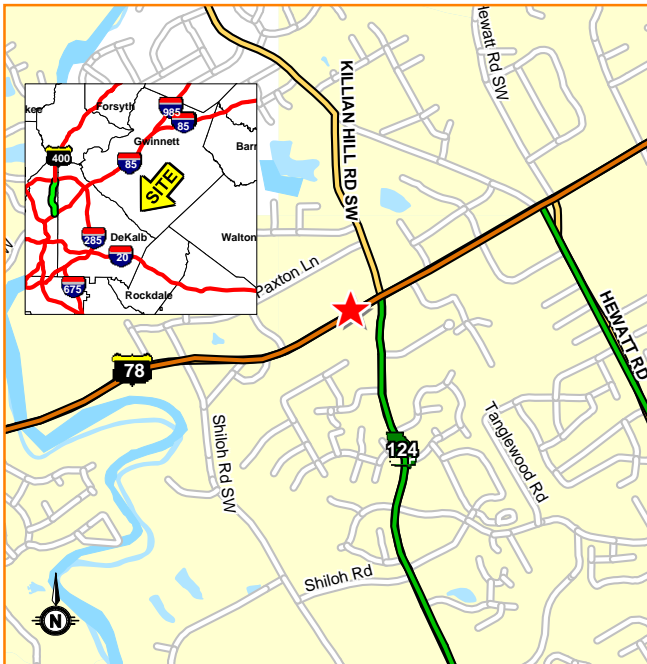
# Killian Hill Center

4051 Stone Mountain Highway (Hwy 78)

## PUBLIX ANCHORED NEIGHBORHOOD CENTER



Lilburn, GA - Gwinnett County



### PROPERTY HIGHLIGHTS

- **CO-TENANTS:** Publix, Dots, Sally Beauty Supply, Chili's
- **GLA:** 113,001 s.f.
- **AVAILABLE:** ±1,125 & ± 9,720 SF
- **Traffic signal at intersection with excellent visibility**
- **Densely populated with high household incomes**
- **Traffic Counts\*\*:**  
Hwy. 78 - 63,030 AADT

**For More Information Call:**

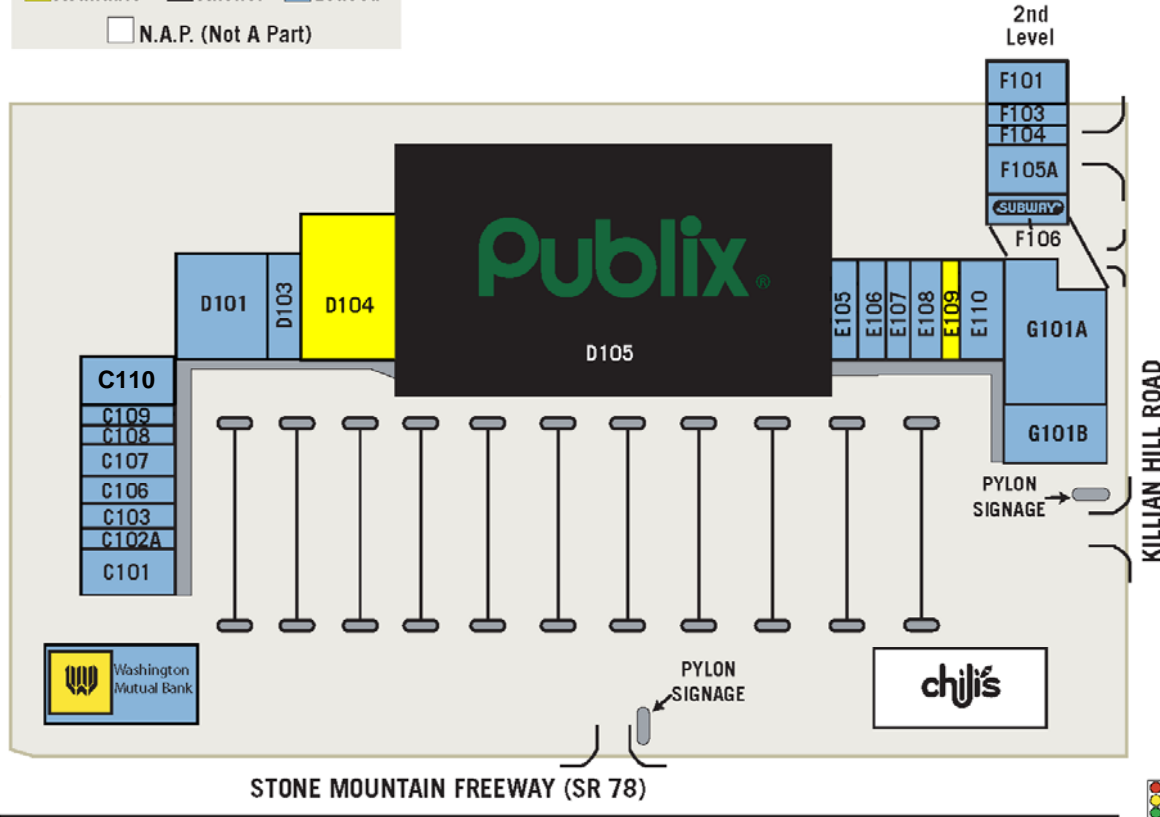
**Primary Brett Fuller**

**Agent: 770-955-2434**

**brettf@theshoppingcentergroup.com**

## Killian Hill Center

Available
  Anchor
  Leased
  N.A.P. (Not A Part)



Suite	Tenant	SF
D105	Publix	54,340
D104	AVAILABLE	9,720
C101	Moe's Southwest Grill	2,250
C102A	MetroPCS	1,125
C103	Hunan Garden	2,250
C106	Tina's Fine Jewelry	1,125
C107	Queen Nail	1,125
C108	El'gant Alterations	1,125
C109	True Elegance Salon & Spa	1,125
C110	Rainbow Kids Apparel	3,375
D101	DOTS	5,281
D103	Sally Beauty Supply	1,500
E105	Fastsigns	1,500
E106	Magic Touch Cleaners	1,500
E107	Commercial Credit	1,500
E108	American Bistro	1,500
E109	AVAILABLE	1,125
E110	Nationwide Insurance	3,350
F101	Dentist Office	1,300
F103	Kumon Center	1,024
F104	Chiropractor	1,000
F105A	H&R Block	1,780
F106	Subway	1,370
G101A	The Little Gym of Snellville	5,683
G101B	Aerobics Yoga and More	2,548
OP	Washington Mutual	3,500

**For More Information Call:**  
**Primary Agent:**  
**Brett Fuller**  
**770-955-2434**  
**brettf@theshoppingcentergroup.com**

DEMOGRAPHICS*	1-Mile	3-Miles	5-Miles
Population	8,422	64,258	158,650
Avg. HH Income	\$78,439	\$83,552	\$91,350
Number of Households	2,863	20,872	53,026

\*Applied Geographic Solutions, 2007 Estimates, USPS Postal Counts.  
 \*\*GDOT 2006 AADT Estimates KillianHillCenter\_Flyer Rev. 4/25/2008

