



# ATLANTA COMMUNITIES

3655 Old Milton  
Parkway Alpharetta,  
GA, 30005

COMMERCIAL

0 BATHROOM

0 BEDROOM

9,078 SQFT

1.53 ACRES

MLS # 10322768

PRICE:

**\$3,495,000**



## NO HOA, LEASE TO OWN

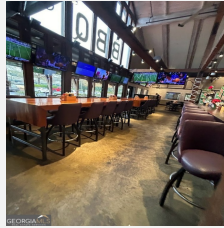
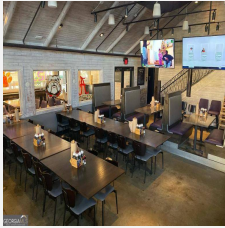
---

*Lease Option is available: This is a trophy corner location with 9500 interior square feet sitting on 1.5 acres within one mile of the highest sales per square foot shopping center in the Southeast: AVALON. The property is located on the corner of Old Milton Parkway and Brookside Parkway and located in the city of Alpharetta, GA. Alpharetta is considered the tech hub of Georgia. The local area is an affluent demographic with up to 250,000 daytime workers, 50,000 daytime drivers, surrounded by subdivisions with homes reaching \$900,000, and is located on the drive home side. The property is one mile east of GA-400 highway and the storefront is directly on Old Milton Parkway, a major east-west thoroughfare with over 52,000 vehicles per day. The location is within a half a mile from Highway 400. Currently, the property boasts a 9500 square foot restaurant with a full bar, pri ...*

2 Photographs

### PHOTO GALLERY

---



## SCHOOLS

### 1 ALPHARETTA HIGH

Alpharetta - 0.73 miles

### 2 CREEK VIEW ELEMENTARY

Alpharetta - 0.94 miles

### 3 WEBB BRIDGE MIDDLE

Alpharetta - 1.25 miles

### 4 OCEE ELEMENTARY

Chattahoochee - 1.43 miles

Agent

## ISAAC JORDAN



Isaac Jordan stands among the elite as a distinguished Top Producer, recognized by the esteemed Atlanta Realtors Associa ...



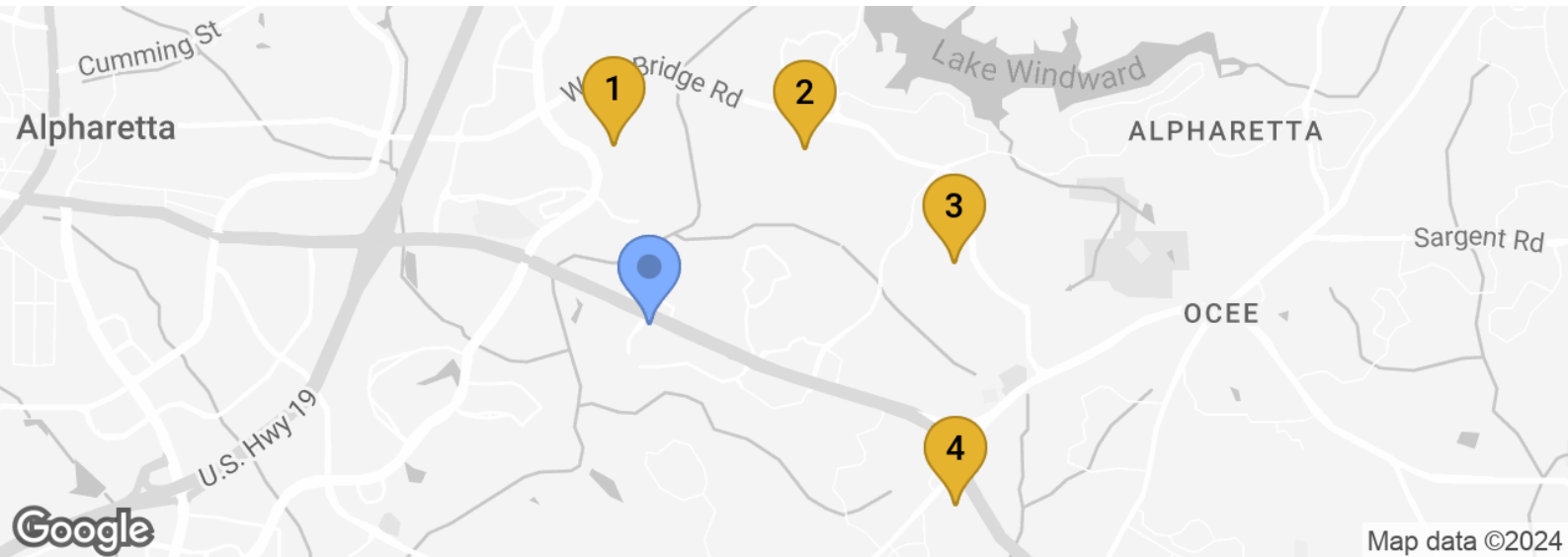
404-397-2877



[ijSELLSATL@gmail.com](mailto:ijSELLSATL@gmail.com)



<https://isaacjordan.atlcommunities.com/mls/10322768>



<https://isaacjordan.atlcommunities.com/mls/10322768>

©2024 Georgia Multiple Listing Service. All information deemed reliable but not guaranteed. All properties are subject to prior sale, change or withdrawal. Neither listing broker(s) or information provider(s) shall be responsible for any typographical errors, misinformation, misprints and shall be held totally harmless. Listing(s) information is provided for consumer's personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. The data relating to real estate for sale on this website comes in part from the Internet Data Exchange program of the Multiple Listing Service. Real estate listings held by brokerage firms other than Atlanta Communities - Brookhaven may be marked with the Internet Data Exchange logo and detailed information about those properties will include the name of the listing broker(s) when required by the MLS. Copyright ©2024 All rights reserved. Last Updated: November 30, 2024 10:11 AM UTC