

# ATLANTA SOUTH

## COMMERCIAL PROPERTIES INC

CONTACT: 770-507-5155 / WEBSITE: [www.atlantasouthinc.com](http://www.atlantasouthinc.com)

### PROPERTY LISTINGS

BUILDING	ADDRESS	SUITE	SQUARE FEET	RATE	NET/MG/GROSS	ESTIMATE MONTHLY RATE	COMMENTS
	827 Fairways Court	204	190	\$950.00	GROSS / INC. UTILITIES	Per Month	Single Office, Includes Utilities, Operating Expenses. Tenant responsible for in suite janitorial and communications.
	827 Fairways Court	305	480	\$1,200.00	GROSS / INC. UTILITIES	\$1,200	Small Private Suite with 2 pass through offices. All utilities and operating expenses included. Tenant responsible for in-suite janitorial and communications
	1922 Hudson Bridge Road	1922	1,000	\$24.00	NET	\$2,000	Road Frontage, Small Professional Suite with 1 Private office, 1 Restroom
	1922 Hudson Bridge Road	1930	1,200	\$24.00	NET	\$2,400	Road Frontage, Small Professional Suite with multiple private offices, 1 Restroom, back storage area

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BUILDING	ADDRESS	SUITE	SQUARE FEET	RATE	NET/MG/GROSS	ESTIMATE MONTHLY RATE	COMMENTS
	550 Eagle's Landing Parkway	103	1,200	\$16.00	NET	\$1,600	BTS Ground Level Suite. Retail Signage on Eagle's Landing Parkway. Tenant can design the space to suit Tenant's needs. OPEX \$5.25 psf
	550 Eagle's Landing Parkway	211	1,250	\$20.00	NET	\$2,083	BTS Ground Level Suite. Retail Signage on Eagle's Landing Parkway. Tenant can design the space to suit Tenant's needs. OPEX \$5.25 psf
	110 E. Atlanta Rd		1,428		NNN	\$3,000	Commercial House with cooler and upstairs storage.
	1325 Rock Quarry Rd	100A	1,875	CALL	Gross/ No janitorial	CALL	3 Exam rooms, sit down waiting area, Executive Office with Private restroom, receptionist office, and restroom, lab office
	5 Gresham Landing	C	2,000	\$24.00	Tenant pays utilities, and janitorial minus water	\$4,000	Large Suite with 5 Private Offices, Large Conference Room, Large Open Work Areas, Large Sit Down Lobby, Kitchen, 2 Restrooms, and lots of storage area.

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	550 Eagle's Landing Parkway	106/107	2,400	\$16.00	NET	\$3,200	BTS Ground Level Suite. Retail Signage on Eagle's Landing Parkway. Tenant can design the space to suit Tenant's needs. OPEX \$5.25 psf
	115 Westridge Industrial Blvd	1st Floor	3,855	\$25.00	Full Service No In-suite Janitorial	\$8,031	3 Private offices, Break Room, and plenty of storage
	3492 Highway 42		4,000	\$10.00	MG	\$3,333	Industrial suite available. Includes 2 offices and restroom, and 1 drive in door. Convenient access to I-75, I-675 and Highway 138. High visibility Henry County location.
	320 Corporate Center Court		4,530	\$24.00	MG	\$9,060	2 Executive Offices w/ private restroom, 8 private offices, Large Conference room, 2 restrooms, kitchen, receptionist office, sit down waiting area, and lots of storage closets.
	3494 Highway 42		5,000	\$10.00	MG	\$4,167	Industrial suite available. Includes office and restroom, and 1 drive in door. Convenient access to I-75, I-675 and Highway 138. High visibility Henry County location.

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	10 Gresham Landing		4,000 - 12000	\$20.00	Net	\$6,667-\$20,000	Professional Office Building on the 1st hole of Eagles Landing Country Club ,3 Story, each floor 4,000 SF.
	115 Westridge Industrial Blvd	2nd Floor	4,224	\$25.00	Full Service No In-suite Janitorial	\$8,800	2nd Floor Suite available. 8 Offices, Large Coference Room, Receptionist Area. Common Area Restrooms
	3496 Highway 42		12,500	\$10.00	MG	\$10,417	Industrial suite available. Includes office, restrooms and mezzanine storage. Convenient access to I-75, I-675 and Highway 138. High visibility Henry County location.

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<b>PROPERTIES FOR SALE</b>							
	10 Gresham Landing		15,768	\$150.00 PSF	FOR SALE		Professional Office Building on the 1st hole of Eagles Landing Country Club ,3 Story, each floor 4,000 SF.
	37 Bellamy Place		17,000		FOR SALE	\$1,900,000	Warehouse for Sale. 2 spray booths in building, 4 drive in doors, with Office space.
	3492-3502 Hwy 42 N		29,000		FOR SALE	\$2,320,000	Multi Tenant Warehouse. 5 Separate Suites