



## Nukoa Plaza

3230 Steve Reynolds Blvd, Duluth, GA 30096



**CMC REAL ESTATE GROUP**  
COMMERCIAL MANAGEMENT



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## Nukoa Plaza

\$18.00 /SF/YR

Major Growing area, close to proximity of Kroger and World Toyota, close to QT and many more major tenants. Is highlighted by non-stop 24/7 traffic and always growing. Close to mixed use Pleasant Hill Rd. Area. Close to highway 85 exit #104...

- Mixed use shopping center with restaurants, offices, and Bakery Cafe's
- Close from Interstate 85
- 2 Floor shopping center with most 2nd floors being office or entertainment
- Heavy non-stop traffic

Rental Rate:	\$18.00 /SF/YR
Total Space Available:	3,840 SF
Max. Contiguous:	1,980 SF
Property Type:	Shopping Center
Center Type:	Neighborhood Center
Stores:	30
Center Properties:	1
Gross Leasable Area:	49,768 SF
Walk Score ®:	71 (Very Walkable)
Rental Rate Mo:	\$1.50 /SF/MO

## 2nd Floor Ste 208

1

Space Available	1,080 SF
Rental Rate	\$18.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	Negotiable

## 2nd Floor Ste 217

2

Space Available	1,980 SF
Rental Rate	\$18.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Space Type	Relet
Space Use	Retail
Lease Term	Negotiable

## 2nd Floor Ste 220

3

Space Available	780 SF
Rental Rate	\$18.00 /SF/YR
Date Available	60 Days
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	Negotiable



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