

FOR LEASE

American Business Center
1395 S. Marietta Pkwy, Marietta, GA

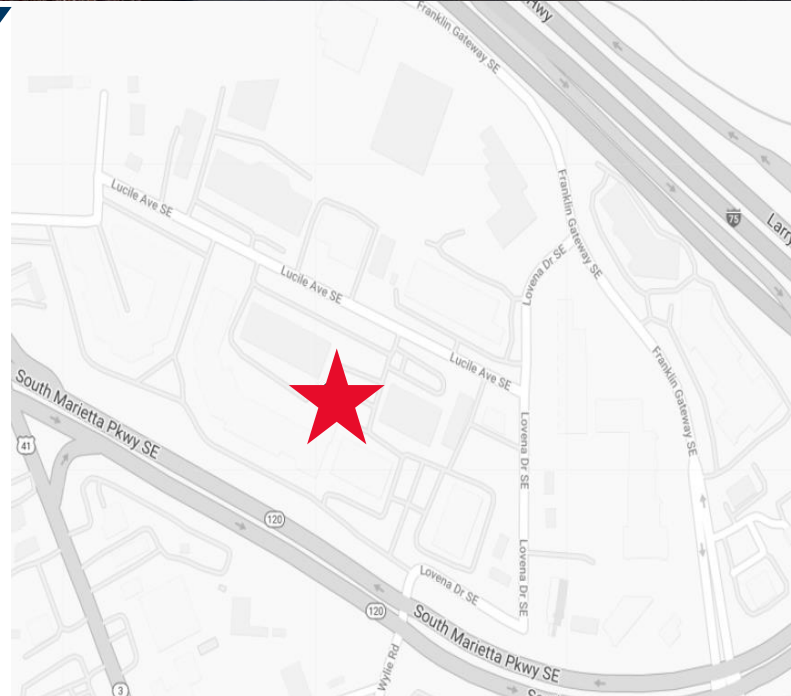


Building 700 - Suite 708 – 20,194 SF

PROPERTY HIGHLIGHTS

AMERICAN BUSINESS CENTER is situated on 25 acres with 6 single-story and 3 two-story buildings. Conveniently located off I-75 and Cobb Parkway, with immediate access to the highway and the I-75 and I-285 interchange. The I-75 Express Lane Interchange is located just north of the property at Roswell Road. A multitude of restaurants, banking, retail, and services are in located near the property.

- On-site management and maintenance engineer
- Break area and fitness facility available to all tenants
- Conference center with Wi-Fi
- A variety of office suites and flex/warehouse spaces
- A mix of drive-in and dock-high bay suites



For more information, contact:

Tara Healy
Director
+1 404 682 3430
tara.healy@cushwake.com

Andrew Thurman
Senior Associate
+1 470 682 3429
andrew.thurman@cushwake.com

Owned & managed by:



FOR LEASE

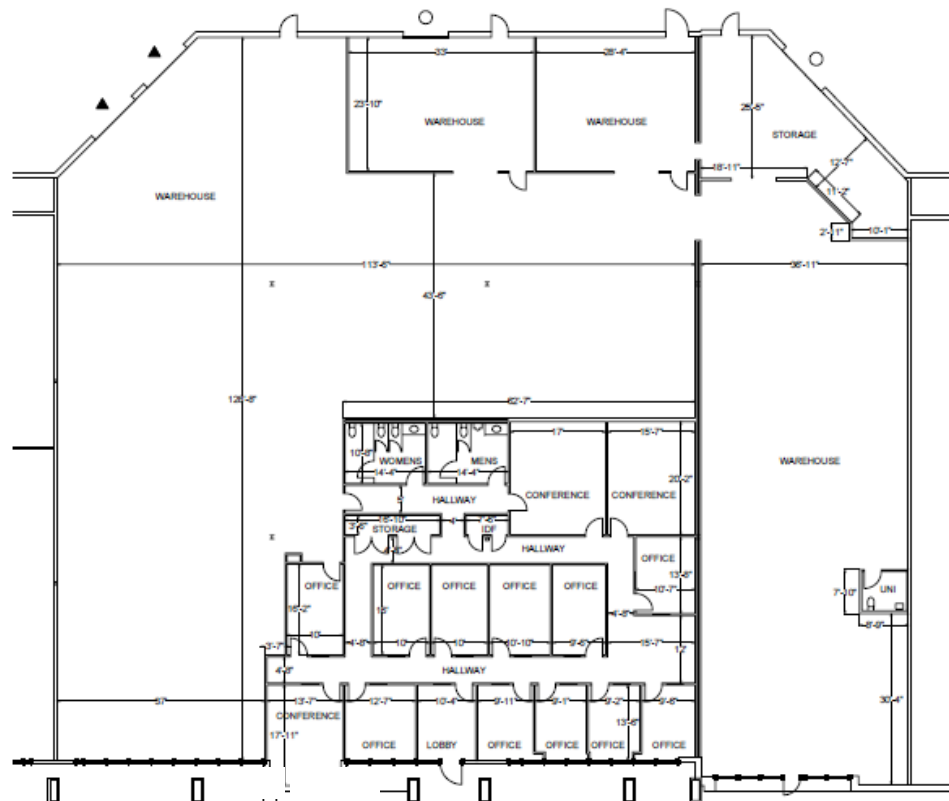
American Business Center
1395 S. Marietta Pkwy, Marietta, GA



FLOOR PLAN Bldg. 700 Suite 708 – 20,194 SF

Available Spring-Summer 2025

- 20,194 SF Total
- 15,374 SF Warehouse
- 4,820 SF Office
- Modern, upgraded office finishes
- 5 Private offices on glass
- 6 Private interior offices
- 3 Large conference/training rooms
- Separate production areas in Warehouse
- Two (2) dock-high doors
- Two (2) drive-in doors
- 13' clear height
- Excellent access to I-75, less than ½ mile



For more information, contact:

Tara Healy

Director

+1 404 682 3430

tara.healy@cushwake.com

Andrew Thurman

Senior Associate

+1 470 682 3429

andrew.thurman@cushwake.com