

POLLOCK

Office / Office Building



39 Georgia Avenue Southeast
Atlanta, GA 30312

+/- 3,368 SF
For Lease

Jeff Pollock, SIOR CCIM
jp@pollockcommercial.com
O| (404) 662.2182 M| (404) 964.7060

Katie Sentell, CCIM
katie@pollockcommercial.com
O| (404) 596.8419 M| (404) 394.9599

CORFAC
INTERNATIONAL



360° VIRTUAL TOUR

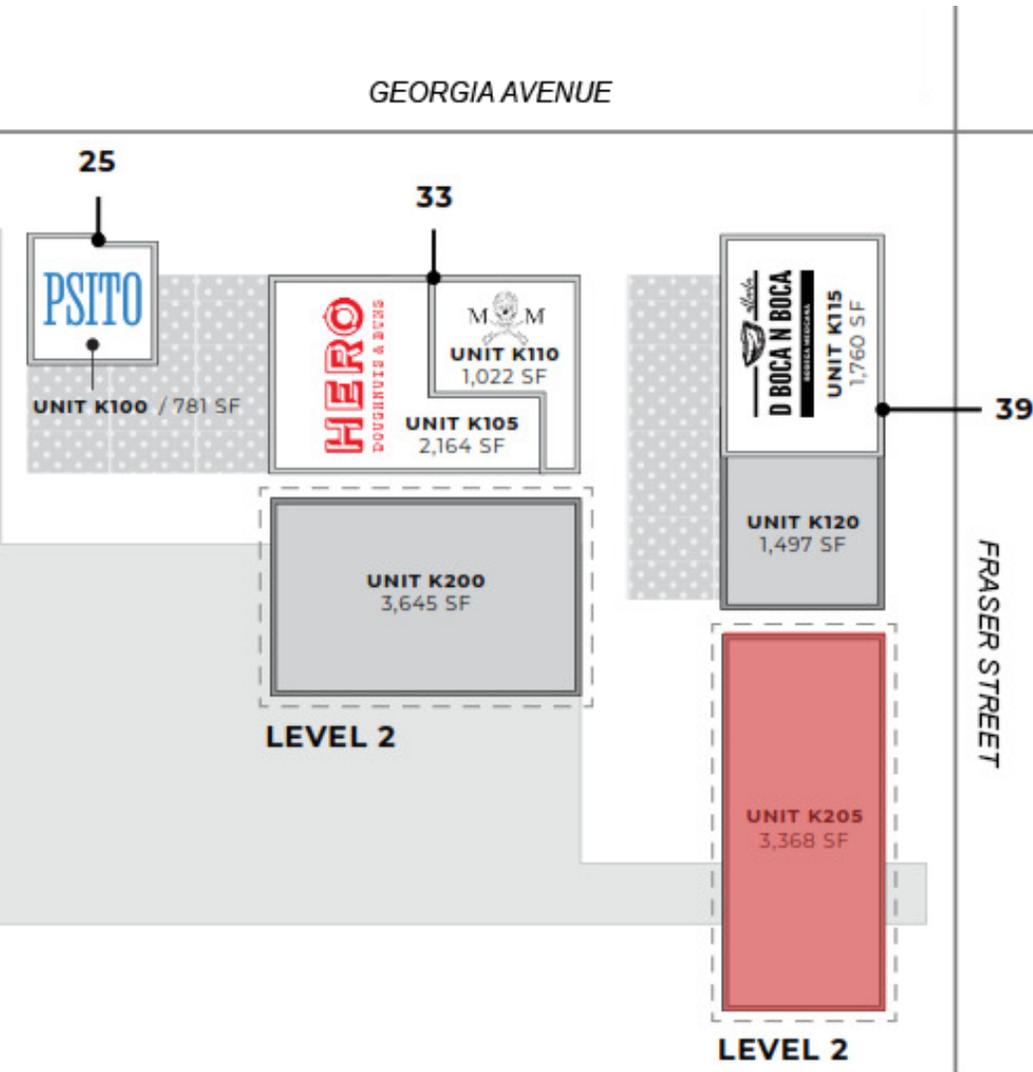
PROPERTY HIGHLIGHTS

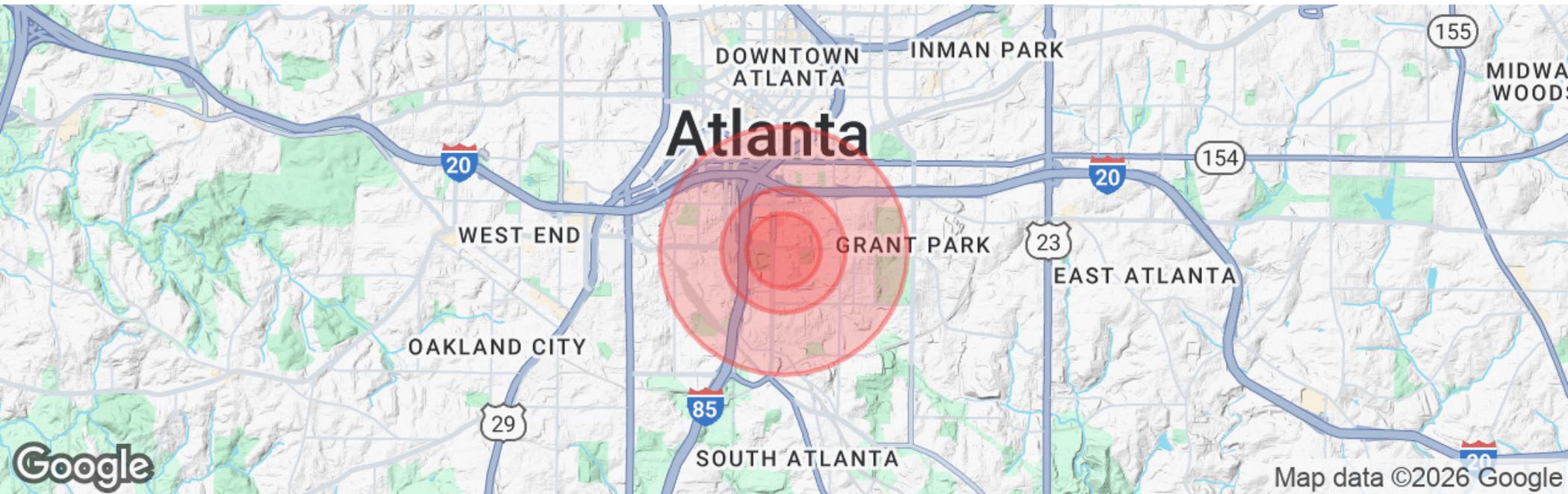
- Small, full floor layout
- Individual control of heating and air
- Private restrooms
- Move in ready space perfect for professional services firm
- Walk to banks, shopping and dining

OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	3,368 SF
Building Size:	7,290 SF

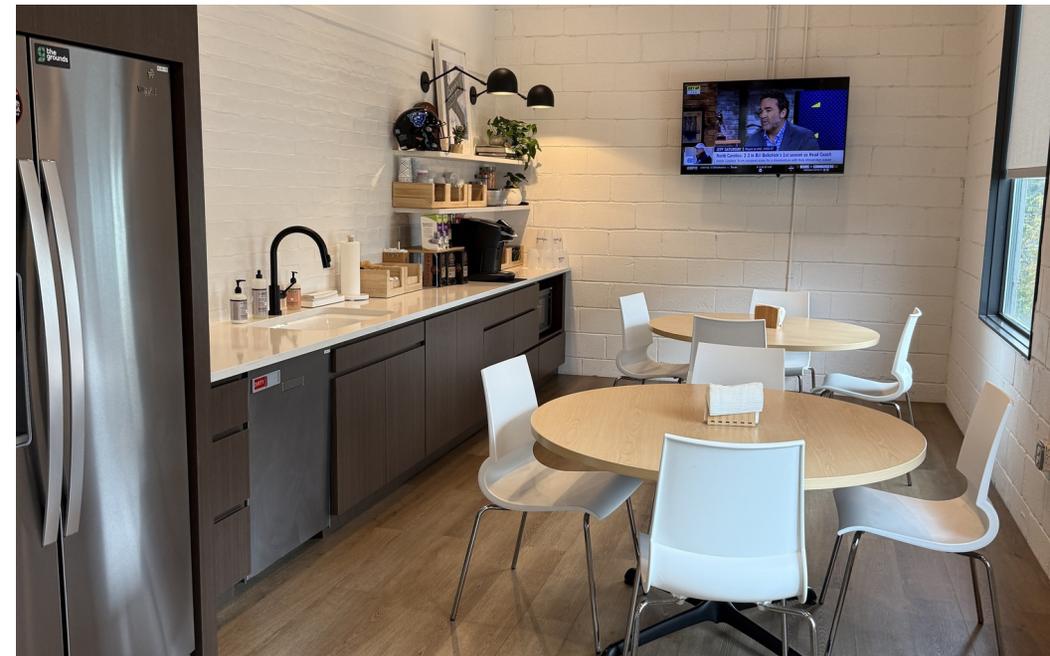
DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	303	1,621	7,954
Total Population	693	3,636	18,256
Average HH Income	\$90,822	\$97,833	\$91,153





POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	693	3,636	18,256
Average Age	37	37	36
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
# of Persons per HH	2.3	2.2	2.3
Average HH Income	\$90,822	\$97,833	\$91,153
Average House Value	\$576,246	\$565,520	\$497,264

Demographics data derived from AlphaMap





Let's get this leased.

Jeff Pollock, SIOR CCIM
jp@pollockcommercial.com
O | (404) 662.2182 M | (404) 964.7060

Katie Sentell, CCIM
katie@pollockcommercial.com
O | (404) 596.8419 M | (404) 394.9599

POLLOCK

CORFAC
INTERNATIONAL

No warranty or representation, express or implied, is made as to the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental, or other conditions, withdrawal without notice, and to any special listing conditions, imposed by our principals.