



Retail Space in Perimeter Center's latest mixed-use development

1400 Lake Hearn Dr. NE, Brookhaven, GA 30319

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PROPERTY
VIDEO

RETAIL SPACE AVAILABLE

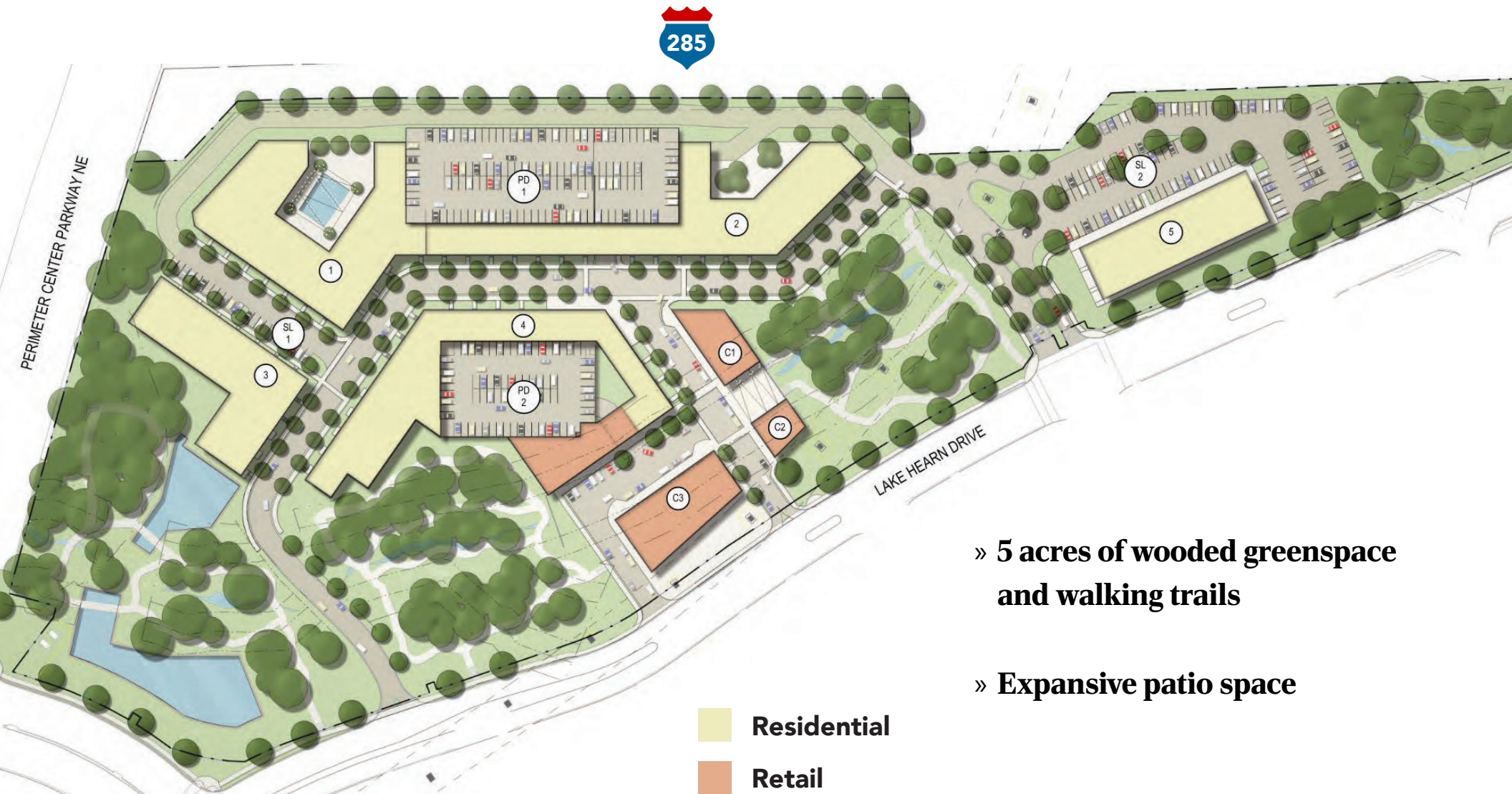
Scott Chester Photography

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Project Highlights

- » 20,000 SF of commercial retail
- » Restaurant-ready spaces available
- » Patios available at no charge
- » TI allowance available
- » Convenient access from I-285, Ashford Dunwoody Rd., Perimeter Center Pkwy. and Lake Hearn Dr.
- » 630 luxury apartment homes
- » 10,000+ residents within a one mile radius
- » Approximately one mile from Northside Medical Center and Medical Center MARTA Rail Station
- » Within walking distance to Perimeter Summit with 1.7M SF of Class A office and 183 room full service hotel
- » Nearby residential communities - Nancy Creek, Murphy Candler Park and North Brookhaven



» **5 acres of wooded greenspace
and walking trails**

» **Expansive patio space**

Perimeter Center



139,000+

Employees



2,500

Companies



36M

Square Feet of Office Space



73%

Have a Bachelor's Degree
or Higher



56,000+

Housing Units



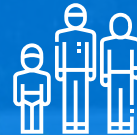
\$125,000

Average Household Income



113,000+

Population



36

Average Age



120,000

Daily Visitors



The Choice for Healthcare & Fortune 500

Access, mobility and a unique blend of urban / suburban lifestyle. The Perimeter district has long been the central home for business in Atlanta. As the largest commercial office market center outside of Atlanta's city center, the Perimeter Dunwoody Market is headquarters to Fortune 500 companies, hospital systems and multiple national and international companies. The area features more than 10 million square feet of office space complemented by well-connected transportation, world-class retail and hospitality, an exceptional quality of life and a dedicated workforce.

Source: perimetercid.org



Mercedes-Benz



vmware®



Central Perimeter Retail

- » Over 5.5M square foot of retail with easy access for 1-285 and GA-400
- » Complementary mix of high-end retailers and restaurants along with every day fashion and food.
- » Surrounded by an affluent residential base who enjoy over 5.5 million square feet of retail/ restaurants and work within over 33 million square feet of Class-A office space.

Source: perimetercid.org



"PILL HILL" IMPACT



26,000+
Healthcare Workers



3.5 M
Patient Visits Annually



\$3 B
Annual Impact from
Healthcare Industry

