



Investment highlights

- Investment grade corporate guaranty (S&P: BBB/stable)
- Low rent
- Recent remodel
- No deferred maintenance
- 21-year operating history w/ recent lease extension
- Imminent rent bump and attractive rent increases
- Limited landlord responsibilities w/ profitable arbitrage



Asking Price
\$652,500



Cap Rate
8.0%

VIEW OFFERING MEMORANDUM

Get more information

Michael Watson, Senior Vice President
D 404 671 4734
michael.watson@avisonyoung.com

Isaac Habib, Associate
D 678 704 5364
isaac.habib@avisonyoung.com

Emily Bain, Marketing Associate
emily.bain@avisonyoung.com

Michael Fonda, Managing Director
WI License No. 937751

avisonyoung.com