

DOCTORS CENTER
EMORY SAINT JOSEPH'S HOSPITAL



The Heartbeat of
Atlanta Healthcare.

5667

5669





PROPERTY STATS

5669 Peachtree Dunwoody Road









5667 Peachtree Dunwoody Road

5671 Peachtree Dunwoody Road

Total Size	369,739 SF
Levels	5669: 3 levels 5667: 3 levels 5671: 9 levels
Parking	1,181 parking spaces
Parking Ratio	3.19/1,000
Owner	Lillibridge Healthcare Services
Leasing	Transwestern
Anchor Tenants	Emory Healthcare Resurgens Orthopaedics Atlanta Atlanta Gastro Associates
Hospital Specialties	Cancer/Oncology: Winship Cancer Institute of Emory University Emergency Care, Cardiac Care, Orthopaedics, Urology



FEATURES

-  Abundance of covered and valet parking
-  Established tenant mix for optimal referrals
-  24/7 security
-  Direct access to MARTA Medical Center Train Station
-  Close access to I-285 and GA 400
-  Complimentary guest WiFi
-  Onsite management office
-  Walking distance to neighboring hospitals; Emory Saint Joseph's Hospital, Northside Hospital, Children's Healthcare of Atlanta



Doctors Center
5667-5671 Peachtree Dunwoody Rd.

**EMORY
SAINT JOSEPH'S
HOSPITAL**

**NH
NORTHSIDE HOSPITAL**

Children's[™]
Healthcare of Atlanta



CENTRAL PERIMETER

Anchored by 29.8 MSF of office, Central Perimeter is rapidly becoming Atlanta's new urban center. It is Atlanta's densest employment base (123,000 jobs), one of the Southeast's top Class A office submarkets, and the base of one of Georgia's largest concentrations of Fortune 500 companies.

Corporate relocations are surging within this submarket. **State Farm** and **Mercedes Benz** are creating significant regional and national presence occupying approximately 1.4 MSF, with combined employment of more than 1,500.



Doctors Center
5669 - 3 Stories
5667 - 3 Stories
5671 - 9 Stories



Direct tunnel
access to Emory
Saint Joseph's
Hospital



Full-service outpatient
laboratory and
diagnostic imaging
center



Balanced mix
of healthcare
specialties



Courtesy
wheelchair
service



Valet parking
and easy patient
drop off



Employee and
patient parking
garage



Reserved
physician
parking



Adjacent to MARTA's
"Medical Center"
train/bus station



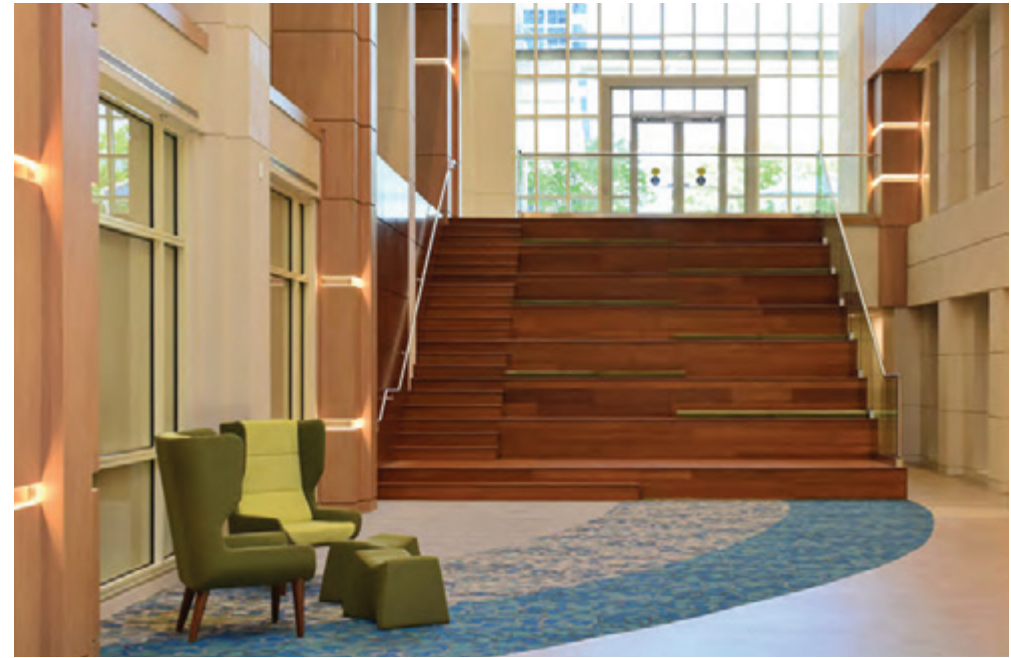
Onsite building
management



24/7
security



Competitive
lease package



We're Listening.

Lillibridge has brought its long-term healthcare expertise to the Emory Saint Joseph's Hospital to transform the campus into a top-tier medical office environment designed for the convenience of patients and the enjoyment of our tenants.

BRIGHTER, MORE MODERN
FINISHES PROVIDE A
WELCOMING & VIBRANT
ENVIRONMENT



ATRIUM

- Elongated pendant lighting, highlighting a glass bridge
- Glass-panel elevator in the center of the atrium
- Thoughtful gathering areas with comfortable and inviting furniture and free WiFi





PHYSICIAN FITNESS CENTER

- Lobby with amenities that are associated with typical high-end Fitness Center
- Fitness Studio with sports floor and AV
- Cardio Zone with treadmills, ellipticals, stationary bikes, and stair climbers
- Strength Zone includes strength circuit, free weights, selectorized machines, and plate-loaded machines





UPGRADES

- Elevator modernization – new technology, better performance and aesthetics
- New chiller – more efficient and maximizes comfort
- Parking – concrete repairs to East parking deck

ENTRY WAYS

- Covered walkways – thoughtfully redesigned with metallic canopies
- Wayfinding and interactive digital directories – enhance patient experience, increase functionality and improve consistency





LEASING CONTACT

Steve Hall
Senior Managing Director
+1 404 842.6560
steve.hall@transwestern.com

John V. Lopez, CCIM, RPA
Senior Vice President
+1 404 842.6562
john.lopez@transwestern.com

Bo Stuart
Associate
+1 404 842.6556
bo.stuart@transwestern.com

 **TRANSWESTERN**

3340 Peachtree Rd NE, Suite 1000, Atlanta, GA 30326 www.transwestern.com

Owned by:  **LILLIBRIDGE**
A VENTAS COMPANY