

Medical Office Building with Procedure Rooms *Strategically Located* **Available for Lease or Sale**

Refresh with Paint & Move In—Currently Occupied By a Prominent Vascular Group

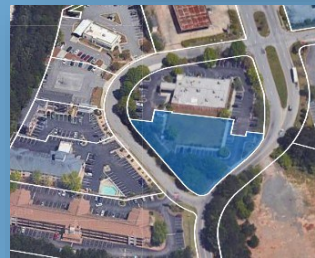
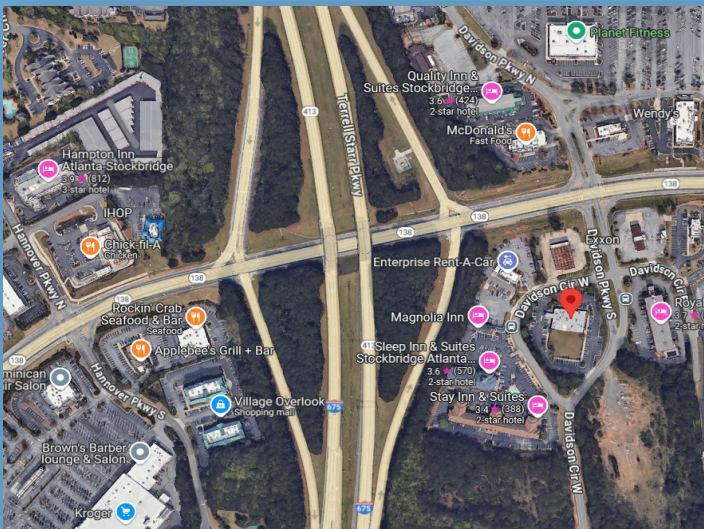
7402 Davidson Circle West, Stockbridge, GA 30281



MOB PROPERTY HIGHLIGHTS

- ◆ 9,794 SF medical office space available for lease
- ◆ Offered for lease at \$25/SF NNN
- ◆ Purchase \$ 2,799,530.00
- ◆ Includes developed 1 acre available adjacent to building

This property is located between Southern Regional Hospital and Piedmont Henry Hospital, within 1 mile of I-75, I-675 and US Hwy 23, in Stockbridge, GA.

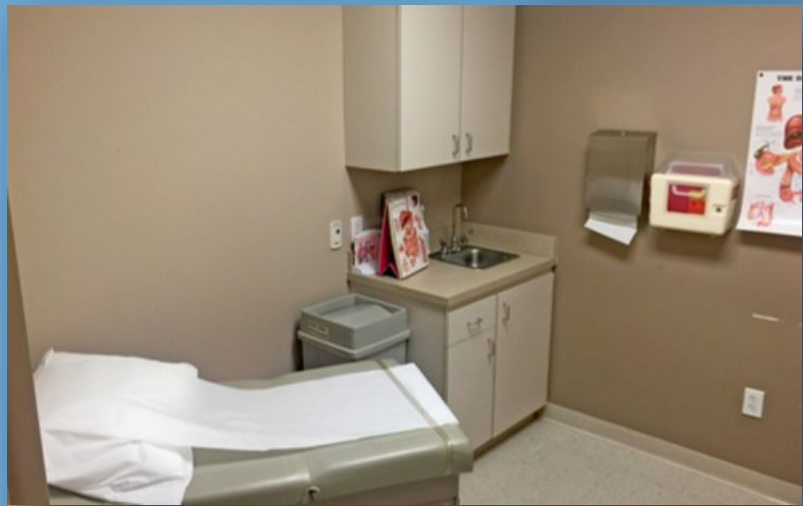
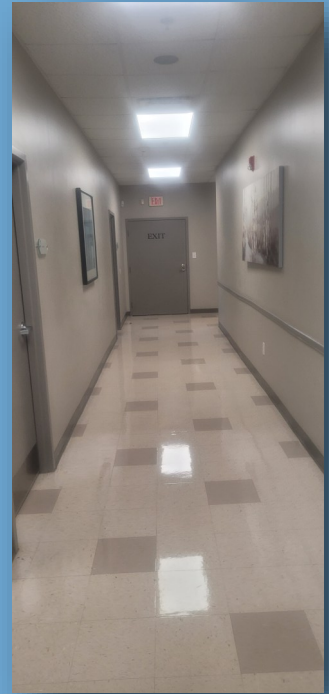


Rick Ferguson

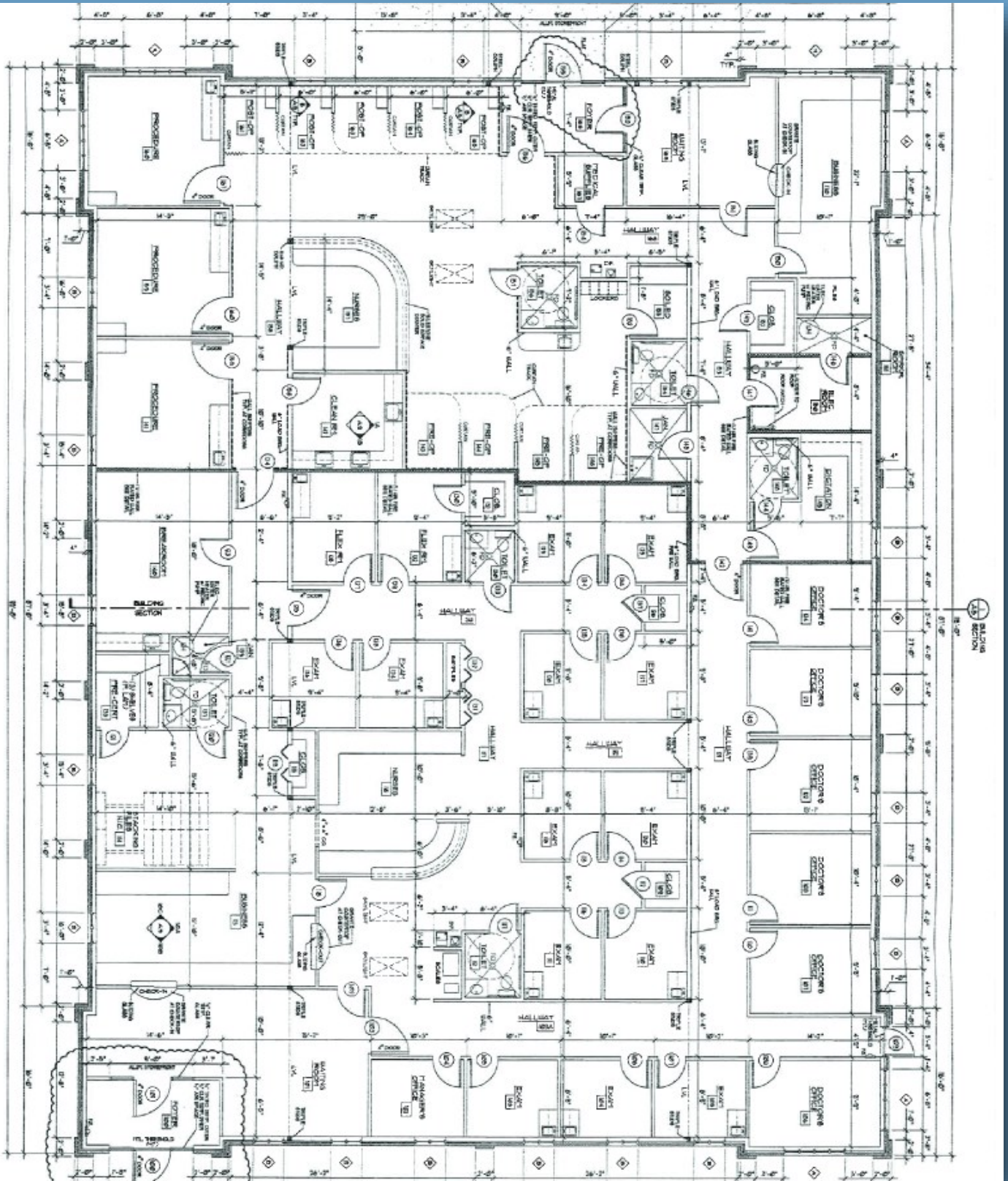
ATL Commercial Real Estate, Inc.
Tele/Text— 678-209-3100
RickFerguson@ATL-CRE.com

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MOB Interior



Most Recent Available Floorplan



Location





Rick Ferguson

Managing Broker- ATL Commercial Real Estate, Inc. License H77278

RickFerguson@ATL-CRE.com

678-209-3100

Rick's commercial real estate expertise centers on common sense and skilled negotiations. Raised in a middle class blue collar town in upstate New York, Rick learned how to work hard, be persistent and get things done.

Upon graduation from Siena College with a Bachelor's degree in Marketing and Management Rick visited Atlanta and was fascinated with the newness, fast/fun pace and business community. This visit lead to relocating two weeks later to Atlanta and landing a 20 year career selling business telephone systems to hundreds of real estate, doctor, attorney, CPA., wealth management, construction related Etc. offices.

In 2005 Rick got licensed in real estate and began helping firms with their site selection, he assists to locate, negotiate and lease office space. In addition to site selection ATL Commercial Real Estate, Inc. represents firms and investors acquire commercial real estate. The firm also prides itself in taking property to market and selling for higher than anticipated prices. In 2019 Rick got licensed as a Broker and now can now supervise real estate agents.

Rick lives in Brookhaven with Kathy his Atlanta born wife and is in the process of becoming an empty nester as his children (two adopted from Russia & one an Atlanta native) venture into the real world. Rick's hobbies include road biking, traveling, boating & driving his vintage convertible.

Organizations: National Association of Realtors Georgia Association of Realtors Atlanta Commercial Board of Realtors, Real Professionals Network, Buckhead 50 Club, Southern Resource Group, Siena Alumni Organization & Dunwoody Baptist Church.