

267 W. WIEUCA RD NE, SUITES 201 & 202, ATLANTA, GA 30342

CHASTAIN/BUCKHEAD OFFICE CONDO FOR SALE



PROPERTY HIGHLIGHTS

- Asking Price: \$850,000
- +/- 2,600/SF contiguous 2nd floor Office Condo available For Sale
- 7 private offices, reception area, kitchenette, file room/conference room, ample parking
- Investment or eventual Owner/User Opportunity: Cash-flowing with Tenant in place through June 2027
- Located in North Buckhead/Chastain walking distance from Chastain Park and surrounding commercial scene - quick access to GA-400/285/I-85
- Excellent surrounding demographics - 30342 ranks in top ~5% nationally for household income and top 3 in home values for Atlanta area
- Proactive HOA with recent capital improvements: Architectural roof replacement, parking lot repaving and striping, full exterior repaint completed within the last 5 years

DEMOGRAPHICS

2024 Population: (1 mi = 10k, 3 mi = 101k, 5 mi = 284k)

Avg. HHI: (1 mi = \$160k, 3 mi = \$154k, 5 mi = \$139k)

Med. HHI: (1 mi = \$125k, 3 mi = \$121k, 5 mi = \$104k)

FOR MORE INFORMATION:

CALL, TEXT, OR EMAIL

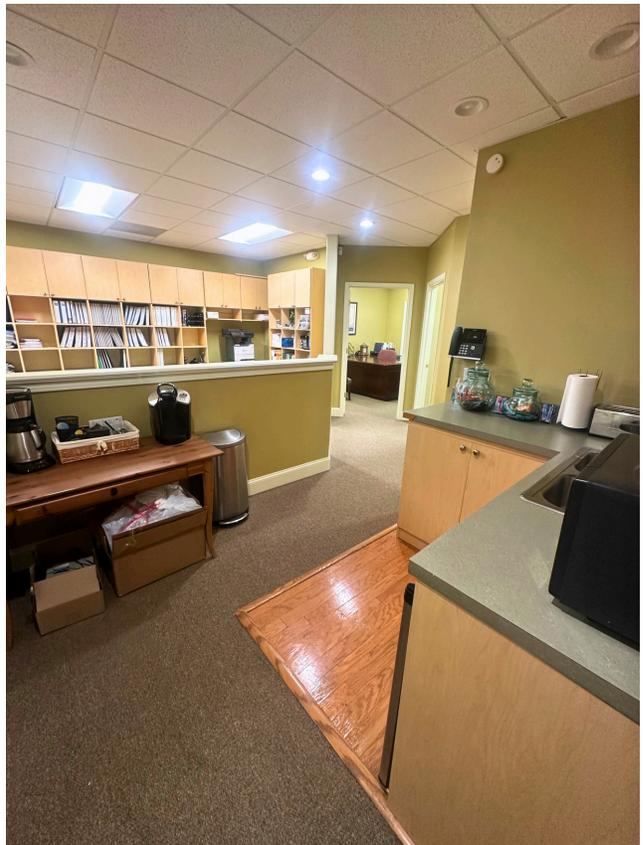
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INTERIOR IMAGES



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AERIAL



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