FOR LEASE

112 W Maple Street Suite A 300 Cumming, GA. 30040 Rental Rate:



- \$2,000.00/\$15 SF per month + CAM.
- CAM includes normal water/sewer use and replacement insurance on the exterior of the building, trash, & janitorial for the common areas only; and is estimated at \$2.75 per SF.
- Tenant will pay a monthly prorated electric bill to the Landlord.

DESCRIPTION:

- Suite A 300: Approximately 1,600 +- SF
- Common Area includes hallway with Men's and Women's restrooms
- Main Level
- Commercial Office Space
- Term: 3 to 5 year lease
- Zoning: Commercial Business District
- Road Frontage in a high traffic volume area
- Abundant Parking w/ 2 Story Public Parking available across the street.
- Located in between 2 intersections on the Cumming City Square
- Close to GA 400 via exit 15
- Near New Cumming City Center, shopping, and dining options





Contact Associate Broker: Doug Sills

Cell: 678-923-5538

doug@bagleycommercial.com

ALL INFORMATION CONTAINED HEREIN BELIEVED ACCURATE BUT NOT WARRANTED.

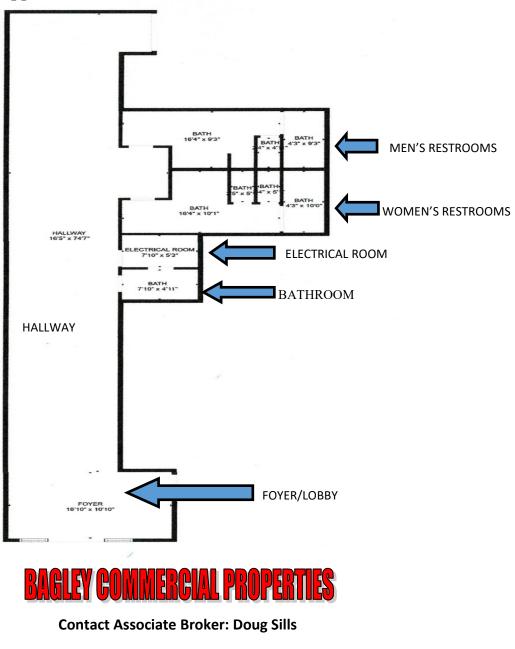




Common Area Space



All measurements are Approximate



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DRONE & EXTERIOR SHOTS

112 W Maple Street CUMMING, GA. 30040





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FOR LEASE:

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Disclaimer: The information included in this packet has been obtained from sources believed to be reliable. While Bagley Commercial Properties does not doubt its accuracy, we do not make any guarantee's, warranties, with regards to the included information. It is your responsibility to independently confirm its accuracy and completeness. References to square footage or age are approximate. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. The information contained in this packet is proprietary and confidential, and should not be distributed to any other potential purchaser without the consent of Bagley Commercial Properties.

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