



**NC** NORTHRIDGE  
CENTER

OWNED BY

**KOELBEL**

LEASED BY

**NEWMARK**





**NC** NORTHRIDGE  
CENTER

## PROPERTY OVERVIEW

Located right off GA-400's Northridge exit 6, Northridge Center is a two-building, Class A campus featuring an exceptional office environment for businesses seeking high-quality, convenient space between Central Perimeter and North Fulton.

Northridge Center offers flexible floorplans and on-site amenities that include a fitness center and cafe, along with direct access to dozens of surrounding dining, shopping and entertainment opportunities.





# MAJOR RENOVATIONS COMPLETE

New ownership recently completed a state of the art new amenity package, including:  
**Brand-New Tenant Lounge, Large Conference Facility, Outdoor Seating & Move In Ready Spec Suites**



**NEW TENANT LOUNGE**



**NEW CONFERENCE CENTER**



**NEW MICRO MARKET**



# BUILDING HIGHLIGHTS



## LOCATION HIGHLIGHTS:

- Located immediately off GA-400's Northridge exit 6 with direct access to Roswell Road
- Situated at the crossroads of Dunwoody, North Fulton and Sandy Springs
- Surrounded by dozens of restaurants, retailers, entertainment venues and service providers

## PROPERTY HIGHLIGHTS

### EXISTING AMENITIES



Two buildings offering flexible floorplans



1,973 SF fitness center with locker rooms and showers



Cafe serving breakfast and lunch

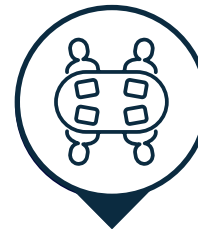


Covered and surface parking



On-site management and security

### NEW AMENITIES: COMING SOON



Open, collaborative tenant lounge



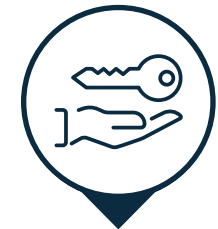
Large 40-50 person conference facility



Move in ready spec suites ranging from 2,000-5,000 SF



Outdoor seating



New, well-capitalized ownership





# PROPERTY AVAILABILITIES

## 365 NORTHRIDGE

- Suite 400 | 8,000 - 18,215 RSF

*\*Building Signage Available*

## 375 NORTHRIDGE

- Suite 200 | 5,045 RSF - Spec Suite

- Suite 375 | 5,378 RSF

- Suite 330 | 7,634 RSF

- Suite 475 | 4,646 RSF - Spec Suite

- Suite 520 | 4,468 RSF

- Suite 525 | 878 RSF





# NEARBY AMENITIES

## Marta Access

- 1 Marta Bus Stop
- 2 2.6 miles from North Springs Marta Station
- 3 4.5 miles from Sandy Springs Marta Station
- 4 5.5 miles Dunwoody Marta Station

## Restaurants

- 1 \$\$ Amalfi Ristorane Italiano
- 2 \$\$\$ Aqua Blue
- 3 \$ Buffalo Wild Wings Grill & Bar
- 4 \$ Café Northridge
- 5 \$ Chaplins
- 6 \$ Chick-fil-A
- 7 \$ Chin Chin Express
- 8 \$\$ Circle Sushi
- 9 \$\$ Enzo
- 10 \$\$ Erawan Organic Thai Restaurant
- 11 \$ Herfy's Burgers
- 12 \$ Johnny's New York Style Pizza
- 13 \$ JoJo's Wings & Fish Grill
- 14 \$\$ Locos Grill & Pub
- 15 \$\$ Marquito's Mexican Restaurant
- 16 \$ Moe's Southwest Grill
- 17 \$ Morgan Falls Café
- 18 \$ North Peking Restaurant
- 19 \$ North River Tavern
- 20 \$ Old Hickory House
- 21 \$ Papa John's Pizza
- 22 \$\$\$ Peter's
- 23 \$ Quiznos Sub
- 24 \$ Rusty Nail Pub
- 25 \$\$ Sandy Springs Diner
- 26 \$ San Francisco Wraps
- 27 \$ TacoMac
- 28 \$\$ Three Dollar Café Dunwoody
- 29 \$\$ Tijuana Joe's Cantina
- 30 \$ Tony's Sports Bar & Grill
- 31 \$ Wendy's

## Shopping

- 1 Historic Roswell Square
- 2 Huntridge Shopping Center
- 3 Northridge Shopping Center
- 4 Perimeter Mall
- 5 The Shops at Dunwoody Shopping Center

## Hotels

- 1 Courtyard Atlanta
- 2 Doubletree Hotel
- 3 Embassy Suites Hotel
- 4 Holiday Inn Hotel
- 5 Hyatt Place Atlanta
- 6 Staybridge Suites
- 7 Perimeter Atlanta Hotel & Suites

## Financial

- 1 American Trust Bank
- 2 Bank of America
- 3 Chase Bank
- 4 Fidelity Bank
- 5 Iron Stone Bank
- 6 RBC Bank
- 7 Regions
- 8 Signature Bank
- 9 Suntrust Bank
- 10 US Bank
- 11 Wells Fargo

## Business Convenience

- 1 FedEx Office Print & Ship Center
- 2 Office Max
- 3 Staples
- 4 The UPS Store
- 5 US Post Office

## Fitness/Recreation

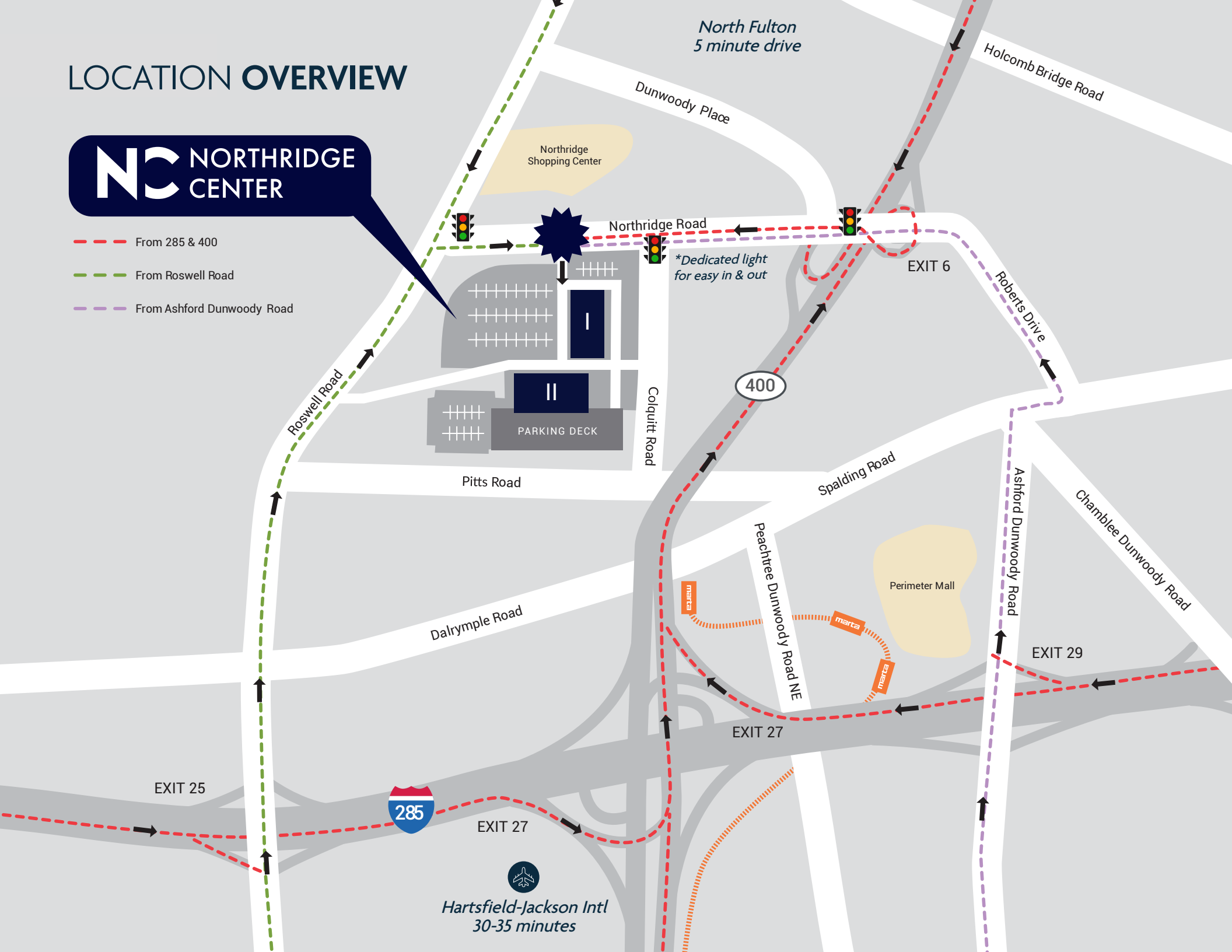
- 1 Advanced Fitness Training
- 2 Body Plex Fitness
- 3 Chattahoochee River Park
- 4 Cherokee Country Club
- 5 Cosmos Fitness
- 6 Dunwoody Country Club
- 7 Formwell Personal Fitness
- 8 Horseshoe Bend Golf Club
- 9 LA Fitness
- 10 Old Roswell Mill
- 11 Huntcliff Stables
- 12 Steel Canyon Golf Club



# LOCATION OVERVIEW



- From 285 & 400
- From Roswell Road
- From Ashford Dunwoody Road







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**KOELBEL**

LEASED BY

**NEWMARK**

**RJ Zurak**

*Senior Managing Director*

t 770 552 2420  
rj.zurak@nmrk.com

**Stewart Thrash**

*Senior Managing Director*

t 404 926 1074  
stewart.thrash@nmrk.com

**Brad Kirschner**

*Senior Managing Director*

t 404 509 5930  
brad.kirschner@nmrk.com