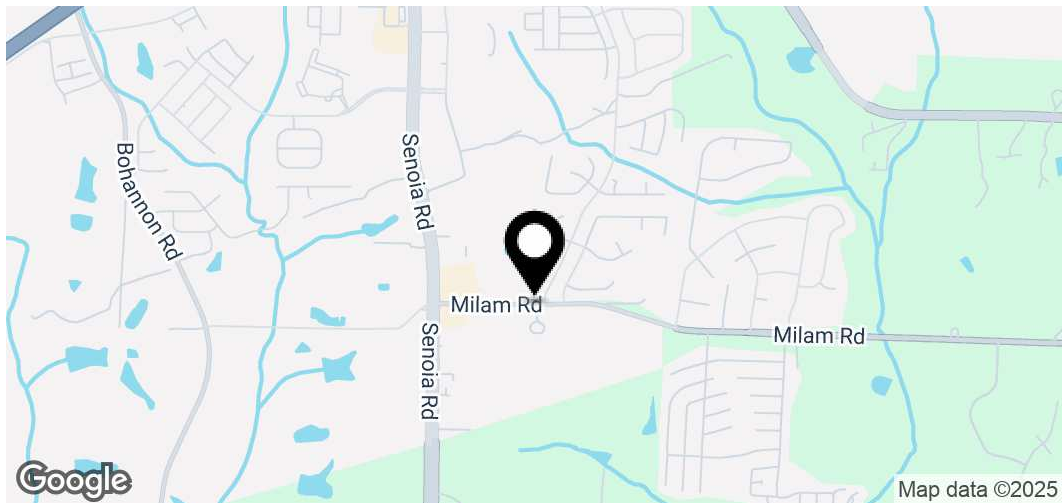


# Milam Professional Office

5575 Milam Rd, Fairburn, GA 30213

FOR LEASE  
Executive Summary



## Offering Summary

Monthly Rent	\$3,310
Lease Rate	\$20.00 SF/yr
Lease Type	NNN
Parking Spaces / Ratio	5.03 / 1000
RSF Available	1,986 SF
Site Size	1.64 Acres

## Property Overview

5575 Milam Rd, Fairburn, GA 30213 is a free-standing office building located on the corner of Milam Road and Plantation Road. The office has exceptional visibility with its 524 feet of road frontage and daily traffic counts between 3,900 to 36,000. The interior features a welcoming foyer, a spacious waiting room, an executive suite, three private offices, two restrooms, and a large storage room. It is conveniently located off the Highway 54 corridor, I-85, and a short drive from Atlanta Hartsfield-Jackson International Airport. The building is perfectly suited for small professional businesses seeking to capitalize in the market of a growing and newly developed corridor that compliments the suburban living and work professionals. Come establish your business to cater to multiple growing multi-family developments, single family communities and nearby industrial complexes.

## Property Highlights

- Executive Suite
- Three private offices
- Full service kitchen

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Georgia Properties  
3475 Dallas Hwy. Ste. 610  
Marietta, GA 30064  
770.421.8600  
<https://www.bhhs.com/georgia-properties-ga301>

**BERKSHIRE  
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Location Map



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Additional Photos



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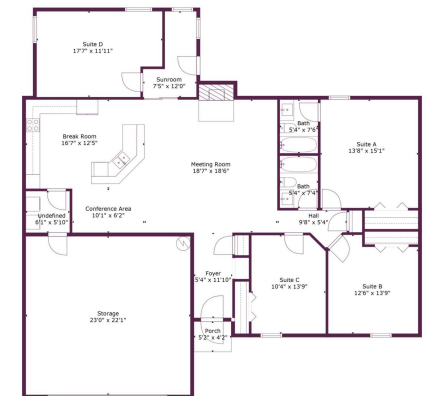
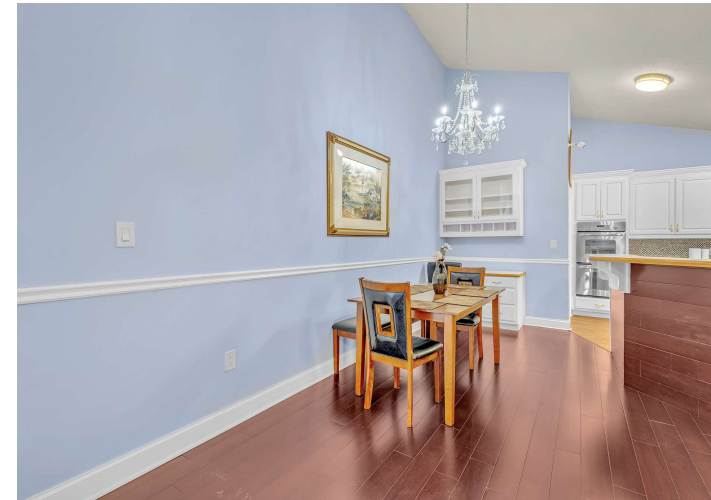


# Milam Professional Office

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Additional Photos



TOTAL: 1732 sq. ft.  
FLOOR 1: 1732 sq. ft.  
EXCLUDED AREAS: STORAGE: 268 sq. ft., PORCH: 22 sq. ft.  
Floor Plan Created By Calcasieu App. Measurements Deemed Highly Reliable But Not Guaranteed.

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Demographics Map & Report

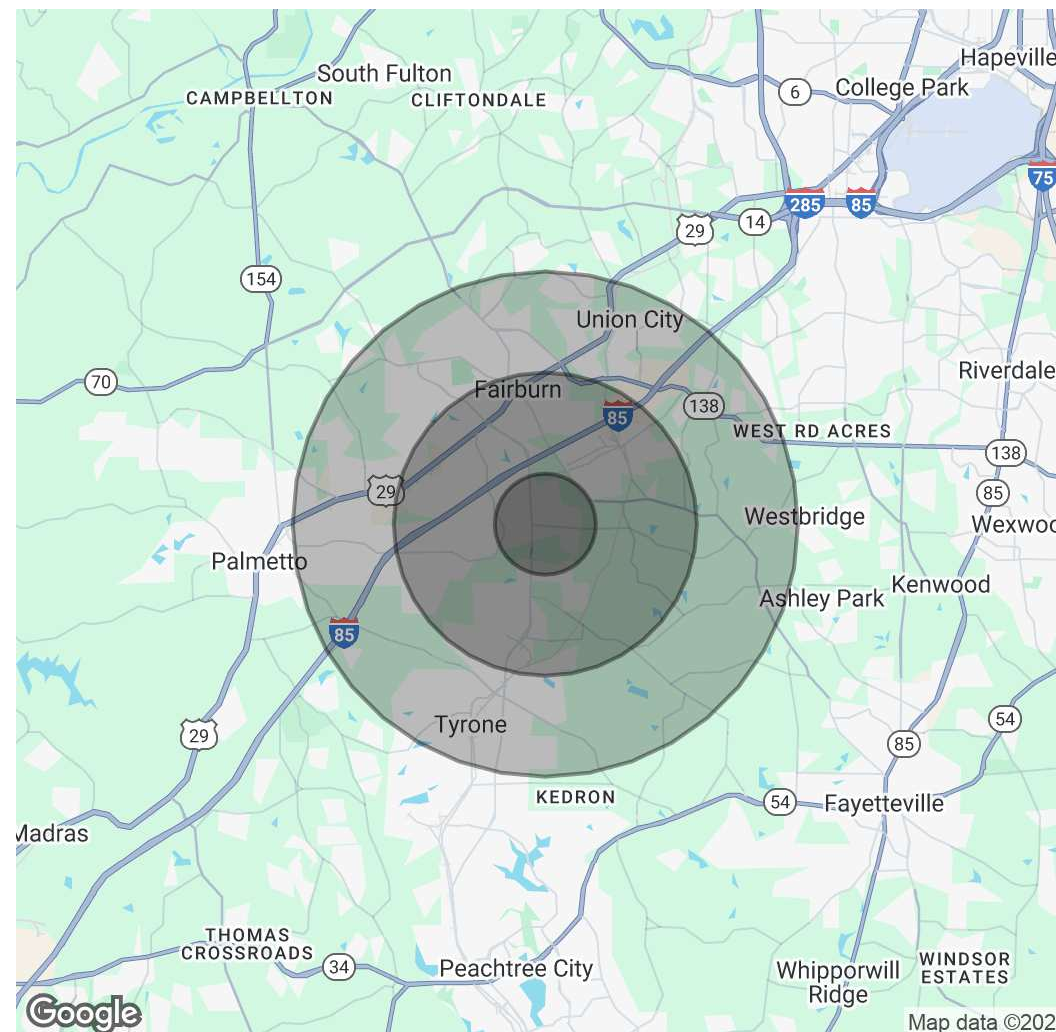
Population	1 Mile	3 Miles	5 Miles
Total Population	7,524	24,892	77,494
Average Age	34	37	38
Average Age (Male)	33	35	37
Average Age (Female)	36	38	40

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	2,841	9,187	28,501
# of Persons per HH	2.6	2.7	2.7
Average HH Income	\$109,247	\$91,533	\$90,229
Average House Value	\$294,183	\$307,920	\$317,762

## Traffic Counts (GDOT 2023)

Senoia Road (Hwy 74) & Milam Road	35,900
Milam Road & Plantation Road	3,890

*Demographics data derived from AlphaMap*



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