

PARK PLACE SHOPPING CENTER

DUNWOODY, GA

4505 Ashford Dunwoody Road
Dunwoody | GA | 30346

Located at the intersection of: Ashford Dunwoody Road across from Perimeter Mall

Property Overview

The central Perimeter submarket located in the Dunwoody and Sandy Springs areas of Atlanta is one of the most dynamic office, retail and residential submarkets in the southeastern United States. It consists of approximately 26 million square feet of office space, making it the largest single office submarket in metro Atlanta.

This represents a tremendous “daytime” population to support the center’s shopping and restaurant base. It also consists of approximately 7.1 million square feet of retail space. The cornerstone of the submarket’s retail is Perimeter Mall which contains 1.4 million square feet.



Leasing Contact

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Demographics

Demographic Info	1 Mile	3 Mile	5 Mile
Population	14,481	105,168	238,308
Households	7,575	48,612	100,423
Average HH Income (\$)	106,470	112,473	112,862
Median HH Income (\$)	79,247	76,256	70,713
Median Age	34	37	36



Coro Realty Advisors, LLC.

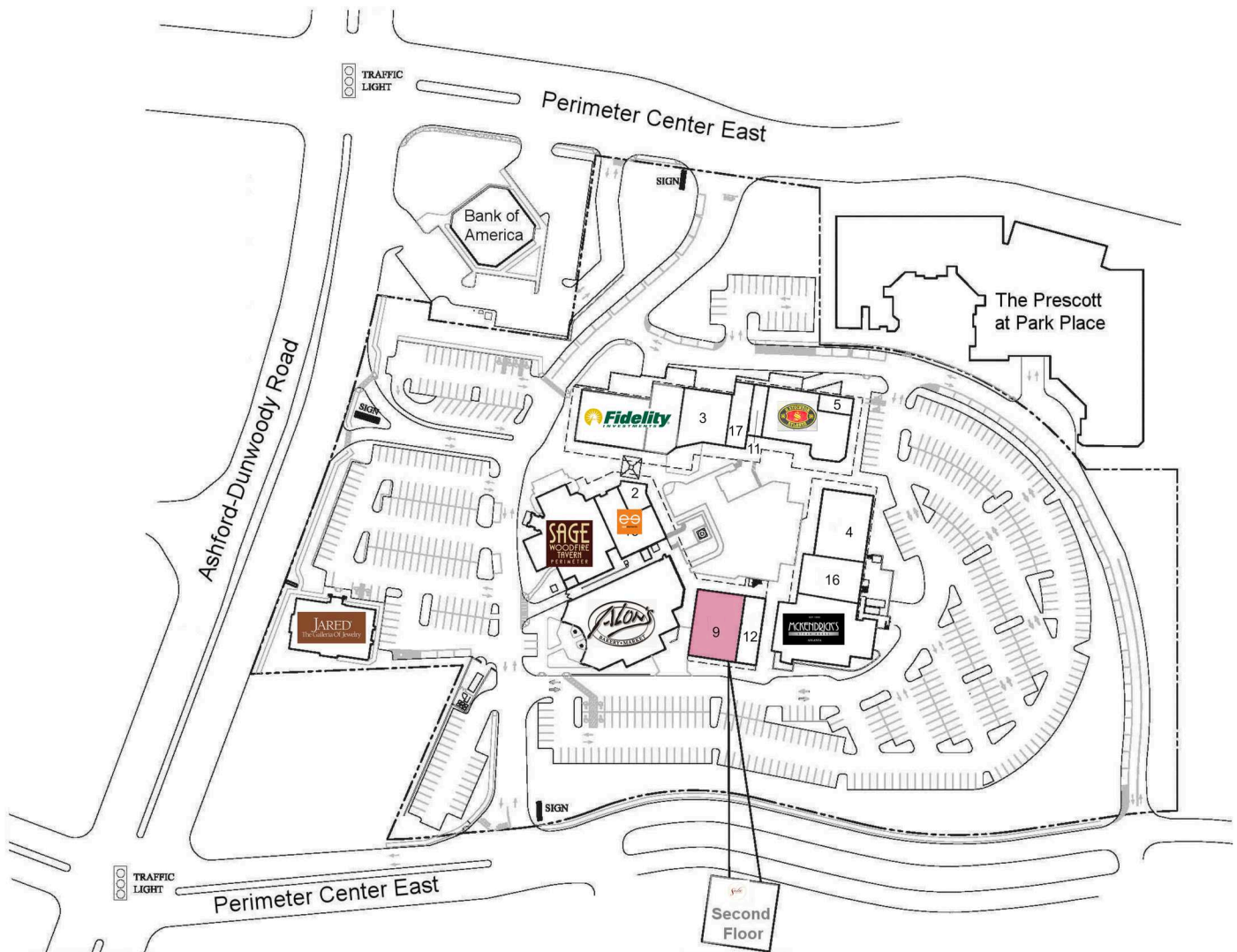
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1	Alon's Bakery & Market	11,120 SF	10	McKendrick's	7,150 SF
2	Allen Edmonds Shoes	1,389 SF	11	Zuri Bridal	1,170 SF
3	Cafe Intermezzo	3,754 SF	12	Expedia	1,113 SF
4	Eclipse di Luna	4,950 SF	12A	Sola Salon	8,042 SF
5	Life Line Cellular Repair	750 SF	13/14	Fidelity Investments	7,737 SF
6	H. Stockton	6,106 SF	15	Eye Elements	3,517 SF
7	Sage Woodfire Grill	8,314 SF	16	Brass Tap Brew Pub	4,344 SF
8	Jared Jewelers	5,700 SF	17	Balance Salon	1,500 SF
9	Available	4,560 SF			

Perimeter Market Fact Sheet

PERIMETER AT A GLANCE:

The Headquarters to Fortune 500 and 1000 Companies

Fortune 500:

Newell Brands
State Farm
Cox Enterprises
Mercedes Benz

AirWatch
Dell SecureWorks Inc.
Intercontinental
Hotels Group

Fortune 1000:

United Parcel Service (UPS)
First Data Corporation
Axiall Corporation
Global Payments

Veritiv
BMC Stock Holdings
Beazer Homes USA

3 Nationally Acclaimed Hospitals

“Pill Hill” is made up of 3 of the most highly-rated medical facilities and consists of the largest concentration of medical office space in the Southeast.

4 MARTA Transit Stations

33 Million SF of Office Space*

Over 10,450 Companies

Over 135K Employees

\$3.4 Billion in Real Estate Investments



MORE TO COME:

STATE FARM

REGIONAL HEADQUARTERS

17 acres—2.2M SF office space, 100,000 SF retail, restaurant, entertainment space, and hotel across from the Dunwoody MARTA Transit Station.

Phase II delivering 2020.

4004 Perimeter Summit

16-story, 355,000 SF Class A office tower with urban park and green space at building entrance.

High Street Atlanta

Mixed-use development featuring 1,500 apartments, 1,500 condominiums, 400,000 SF retail space, 400,000 SF office space, and 400 hotel rooms.

Breaking ground 2018.

MERCEDES—BENZ US HEADQUARTERS

12 acres—225,000 SF along Abernathy Road completing Q1 2018.

\$93 Million Investment.

*total square footage comprises all office, office condominium, office loft, office medical, all classes and all sizes and both multi-tenant and single-tenant buildings including owner-occupied buildings