



LEASE

Chatham Center Liberty Building

7001 CHATHAM CENTER DR

Savannah, GA 31405

PRESENTED BY:

JAMES (JIM) BRYANT

O: 912.353.4101

jbryant@svn.com

PROPERTY SUMMARY



VIDEO

OFFERING SUMMARY

LEASE RATE:	\$16.00 SF/yr (NNN)
NUMBER OF UNITS:	19
AVAILABLE SF:	5,551 SF
LOT SIZE:	333,343 SF
BUILDING SIZE:	35,518 SF

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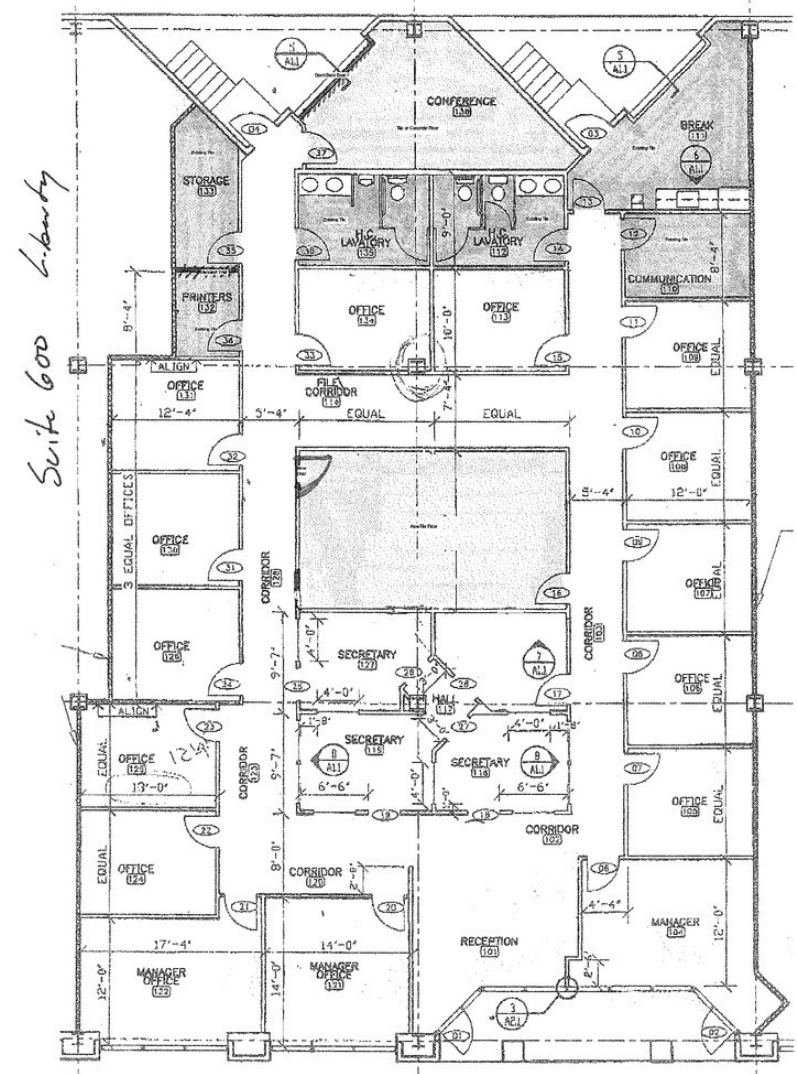
PROPERTY DESCRIPTION

3-Buildings, Orlean, Liberty and Lafayette, comprising over 180,000 square feet of high quality office, distribution and showroom space, are clustered around beautifully landscaped plaza, recalling the town squares of Savannah's picturesque historic district. The 43-acre lake is Chatham Center's centerpiece. A jogging/walking path allows tenants to enjoy this special feature. Amenities include on-site management and maintenance, award winning landscaping, a conference center, locker and shower facilities.

PROPERTY HIGHLIGHTS

- Prime location in Savannah, GA
- Modern and attractive building design
- Flexible and customizable floor plans
- High-quality interior finishes

ADDITIONAL PHOTOS

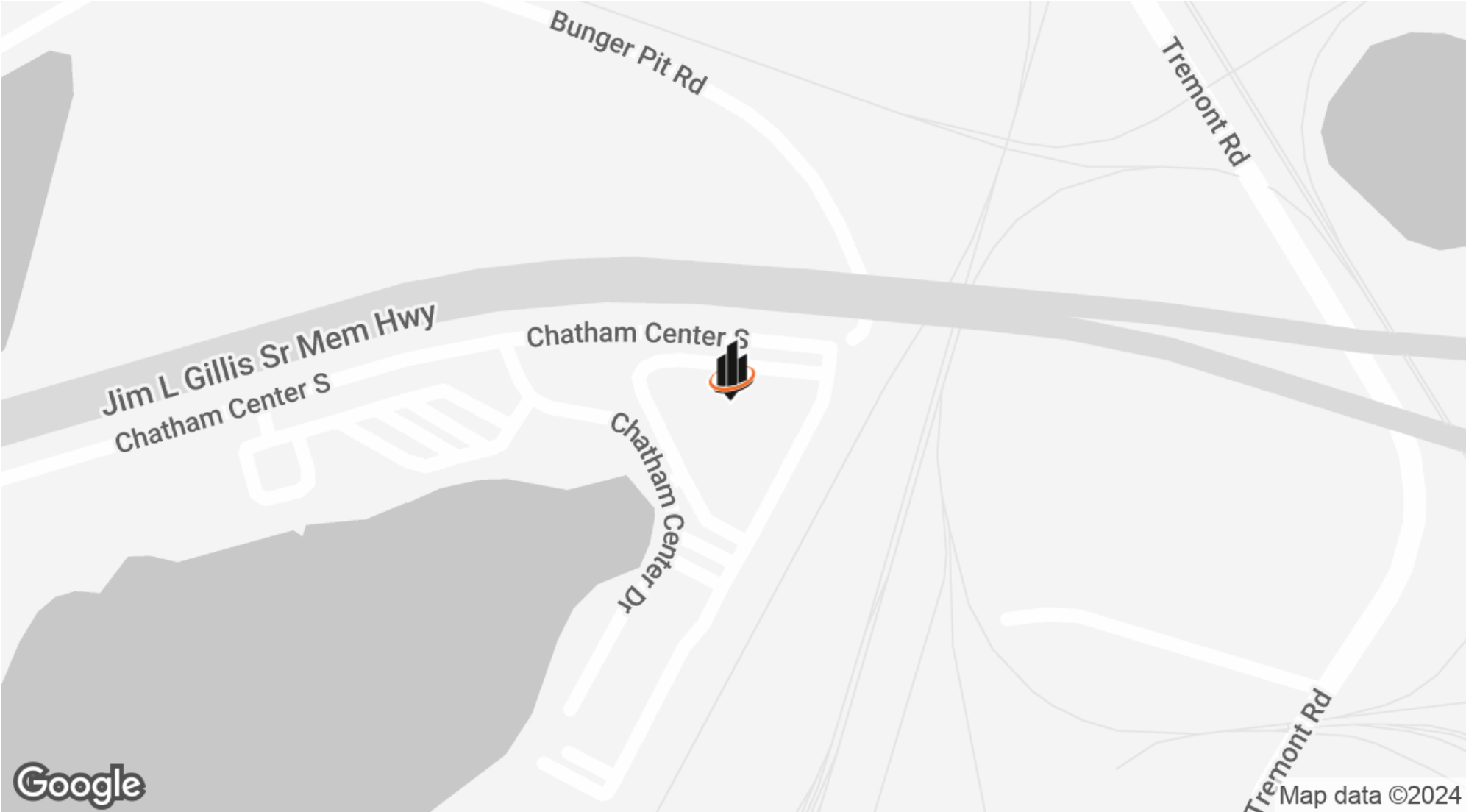


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LOCATION MAP



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DEMOGRAPHICS MAP & REPORT

POPULATION

0.3 MILES 0.5 MILES 1 MILE

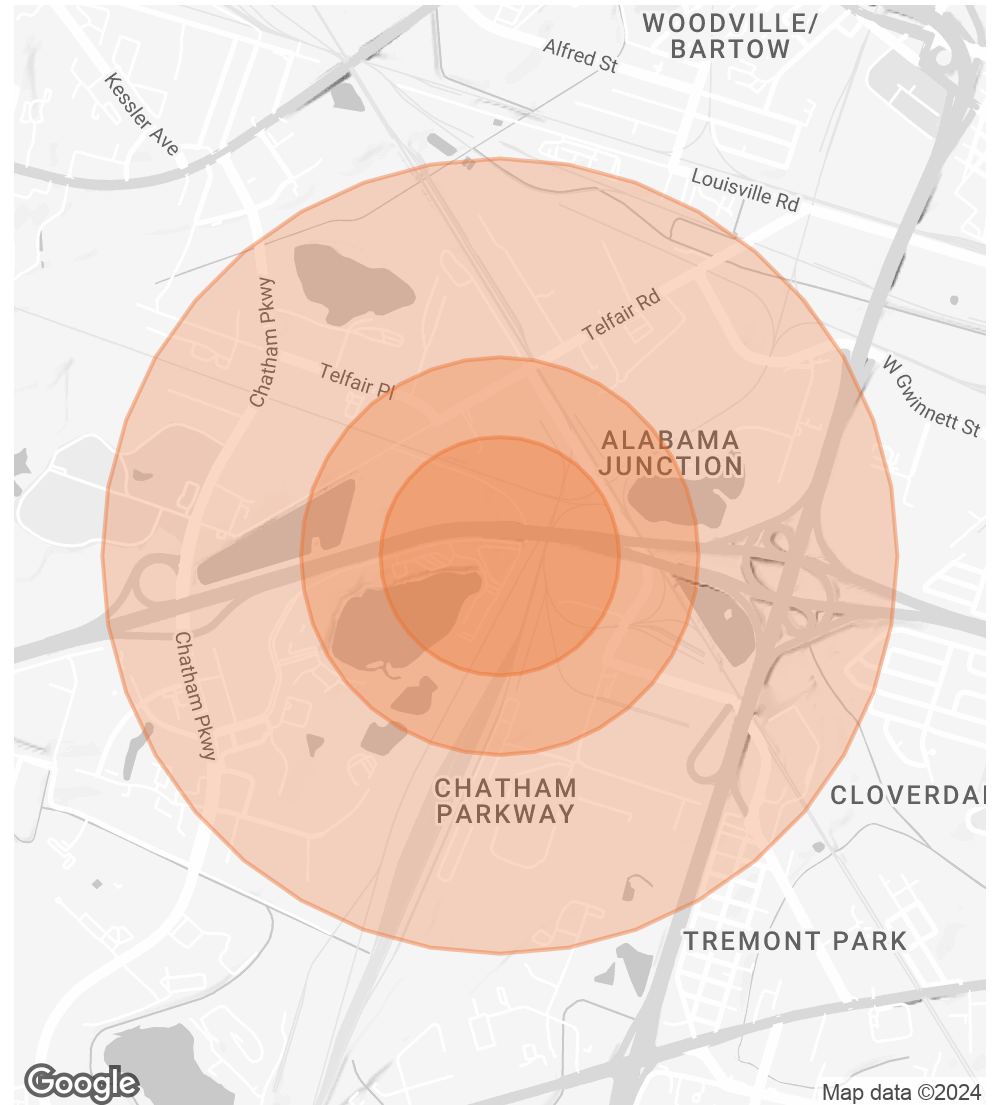
	0.3 MILES	0.5 MILES	1 MILE
TOTAL POPULATION	76	193	1,044
AVERAGE AGE	34	34	37
AVERAGE AGE (MALE)	35	35	37
AVERAGE AGE (FEMALE)	30	30	35

HOUSEHOLDS & INCOME

0.3 MILES 0.5 MILES 1 MILE

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TOTAL HOUSEHOLDS	11	30	259
# OF PERSONS PER HH	6.9	6.4	4
AVERAGE HH INCOME	\$55,213	\$57,145	\$60,960
AVERAGE HOUSE VALUE	\$612,500	\$576,970	\$445,708

Demographics data derived from AlphaMap



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