

For Sublease

Monarch Plaza

3414 Peachtree Rd NE, Atlanta, GA 30326



8,620 SF Available – 8th Floor

Space Features

- Available: Immediately
- Expiring: 9/30/2026
- Floor to ceiling glass
- Skyline views of Midtown and Downtown
- Furniture is available
- Quoted rate: \$26.00/SF Full Service

Building Features

- 368,688 SF building / 16 stories
- Parking Ratio: 2.70/1000
- Located within walking distance of Lenox Mall
- MARTA station located adjacent to property
- Newly renovated lobby with tenant lounge
- Shared conferencing facility with 60+ seats
- Connected to the Whitley Hotel

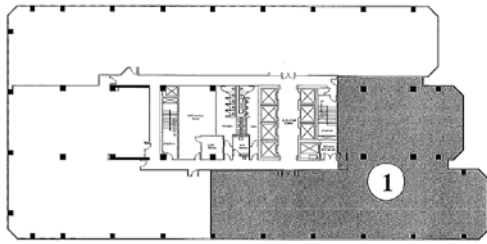
For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com

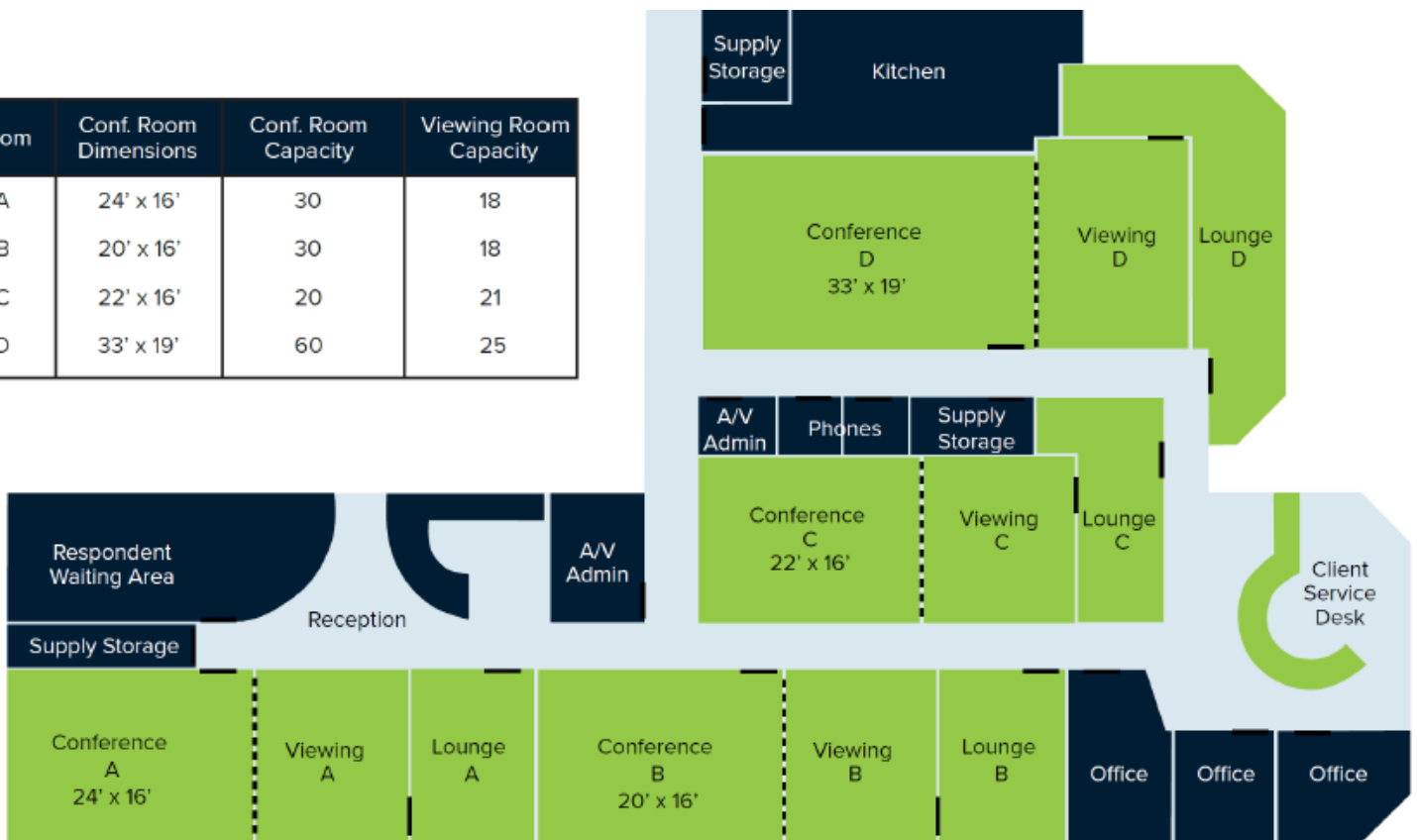


For Sublease



8th Floor – 8,620 SF

Room	Conf. Room Dimensions	Conf. Room Capacity	Viewing Room Capacity
A	24' x 16'	30	18
B	20' x 16'	30	18
C	22' x 16'	20	21
D	33' x 19'	60	25



For more information, contact:

Maren Christian
 +1 404 995 2319
 maren.christian@am.jll.com

Gregg Metcalf
 +1 404 995 2414
 gregg.metcalf@am.jll.com



For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved

For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved

For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved

For Sublease

For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved

For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved

For Sublease

For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved

For Sublease



For more information, contact:

Maren Christian
+1 404 995 2319
maren.christian@am.jll.com

Gregg Metcalf
+1 404 995 2414
gregg.metcalf@am.jll.com



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021 Jones Lang LaSalle IP, Inc. All rights reserved