

Updated:

Vacancy list @ 4195 South Lee St. Buford

This is an **informal** estimate of the **offering** price

Ste #	Build out	Grease trap?	Square Footage	\$ Rate PSF Base Rent	Monthly Base Rent	\$ Rate PSF CAM (2023)	Monthly CAM	Total Per Month (Estimate)
K	warehouse/office	no	2,250	\$12.00	\$2,250.00	\$4.38	\$821.25	\$3,071.25
I	warehouse/office	no	2,200	\$12.00	\$2,200.00	\$4.38	\$803.00	\$3,003.00
C	Salon/Retail	no	1,500	\$20.00	\$2,500.00	\$4.38	\$547.50	\$3,047.50

Shopping Center Restrictions on use:	Vape/Smoke Shops, Church, Event Hall, COAM/Gaming Machines, direct competition to current Tenant's business (restaurants will be a case by case basis).
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