



# Professional Office Space in Alpharetta



**McGinnis Ferry Office Condo**  
5470 McGinnis Village Place  
Alpharetta, GA 30005

## FOR LEASE

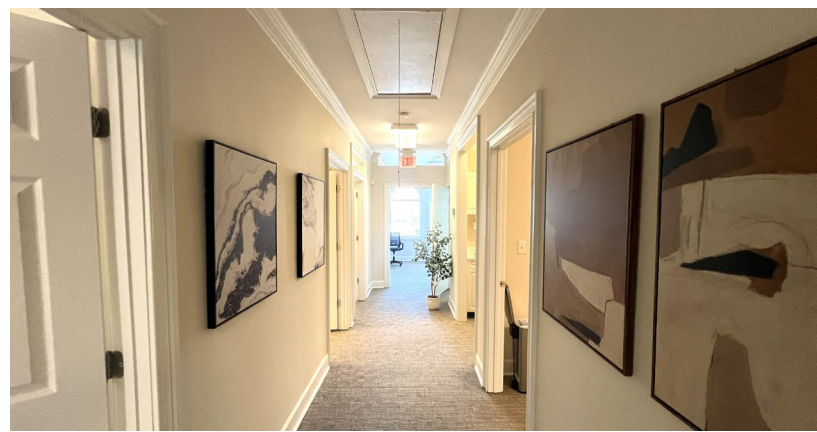
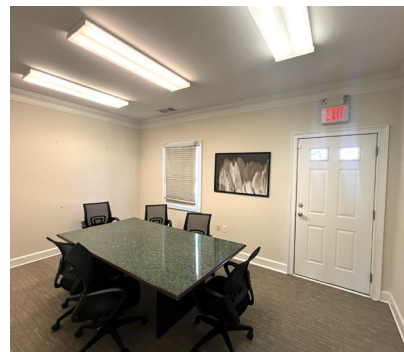
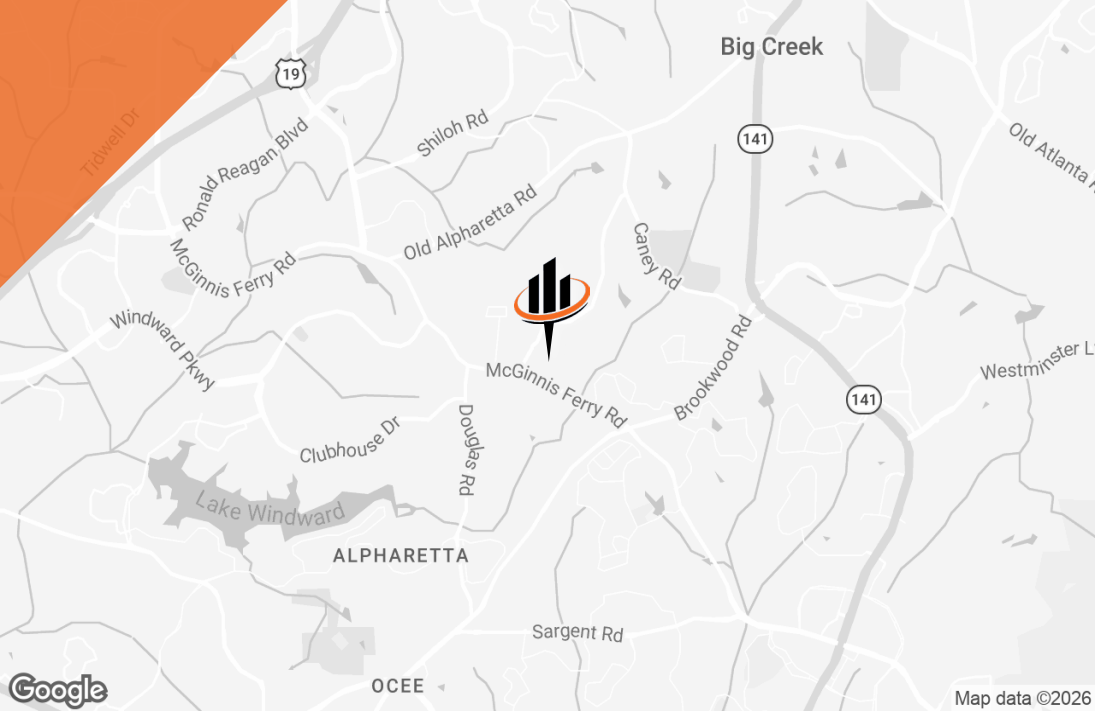
<b>Available Space</b>	Suite 203
<b>Suite Size</b>	±1,370 SF
<b>Lease Rate</b>	\$16 PSF (MG)

Tenant expenses include electric, water, gas, and internet

## OFFICE SPACE HIGHLIGHTS

- **Unit Features**
  - Second floor office suite
  - 5 private offices, break room, private restroom, conference room
  - 9' ceilings, solid wood doors, abundant natural light
  - Some furniture included
- **Easy access to 141 corridor, GA 400, and Halcyon amenities**
- **Ample surface parking**
- **HOA-maintained exterior**





**FOR MORE INFORMATION:**

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