

South Park Plaza

907-909 S Park St, Carrollton, GA 30117





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Rental Rate:	\$10.00 - \$15.00 /SF/YR
Total Space Available:	6,746 SF
Max. Contiguous:	3,326 SF
Property Type:	Shopping Center
Center Type:	Strip Center
Center Properties:	2
Frontage:	198' on Park St
Gross Leasable Area:	21,216 SF
Walk Score ®:	49 (Car-Dependent)
Rental Rate Mo:	\$1.17 /SF/MO

South Park Plaza

\$10.00 - \$15.00 /SF/YR

Prime office/mixed-retail space available immediately in South Park Plaza 907-909 Building- the heart of Carrollton! Located less than 10 minutes from West Georgia College and just 2 minutes from the busy Publix shopping center, this versatile property offers high visibility and convenient access. Anchored by Piedmont Urgent Care, this location is perfect for small businesses seeking a vibrant, high-traffic community setting. Move-in ready and ideal for rapid occupancy. Building 907- Suite C available now/ Suite D available beginning of November 2024. Building 909- Suite H1 & H2 available now. Don't miss out on this fantastic opportunity to grow your business!...

• Heavy daytime traffic; 2 miles from University of West GA, less than 2 minutes from Publix Shopping Center





	1st Floor Ste B		
1	Space Available	540 SF	Currently used as a salon. Hookup for 3 wash bowls
	Rental Rate	\$14.00 /SF/YR	present. CAM- \$4/SF *does not include utilities
	Date Available	November 15, 2024	
	Service Type	Triple Net (NNN)	
	Space Type	Relet	
	Space Use	Office	
	Lease Term	3 - 5 Years	
	1st Floor Ste C		
			VACANT CAM \$4/05 the second in check willing
	Space Available	540 SF	VACANT- CAM- \$4/SF *does not include utilities
	Rental Rate	\$14.00 /SF/YR	
2	Date Available	Now	
_	Service Type	Triple Net (NNN)	
	Built Out As	Professional Services	
	Space Type	Relet	
	Space Use Lease Term	Office 3 - 5 Years	
	Lease reim	3 - 5 Years	
	1st Floor Ste D		
		540 SF	Suite C and D could be combined to make a total of 1080
	1st Floor Ste D Space Available Rental Rate	540 SF \$14.00 /SF/YR	Suite C and D could be combined to make a total of 1080 SF.
3	Space Available		
3	Space Available Rental Rate	\$14.00 /SF/YR	
3	Space Available Rental Rate Date Available	\$14.00 /SF/YR November 01, 2024	
3	Space Available Rental Rate Date Available Service Type	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN)	
3	Space Available Rental Rate Date Available Service Type Space Type	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN) Relet	
3	Space Available Rental Rate Date Available Service Type Space Type Space Use	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN) Relet Office/Retail	
3	Space Available Rental Rate Date Available Service Type Space Type Space Use Lease Term	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN) Relet Office/Retail	
3	Space Available Rental Rate Date Available Service Type Space Type Space Use Lease Term 1st Floor Ste H1	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN) Relet Office/Retail Negotiable	SF.
3	Space Available Rental Rate Date Available Service Type Space Type Space Use Lease Term 1st Floor Ste H1 Space Available	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN) Relet Office/Retail Negotiable 3,326 SF	Previously used as an office for an insurance company. 2 Levels. Open Lobby, 7 private offices, 2 bathrooms, Break
3	Space Available Rental Rate Date Available Service Type Space Type Space Use Lease Term 1st Floor Ste H1 Space Available Rental Rate	\$14.00 /SF/YR November 01, 2024 Triple Net (NNN) Relet Office/Retail Negotiable 3,326 SF \$15.00 /SF/YR	Previously used as an office for an insurance company. 2
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1st Floor Ste H2

Space Available	1,800 SF
Rental Rate	\$10.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

Blank Canvas. Needs complete Buildout. 2nd Floor- Lower Level- Back of Building Entry. CAM \$4/SF *Utilities are not included.

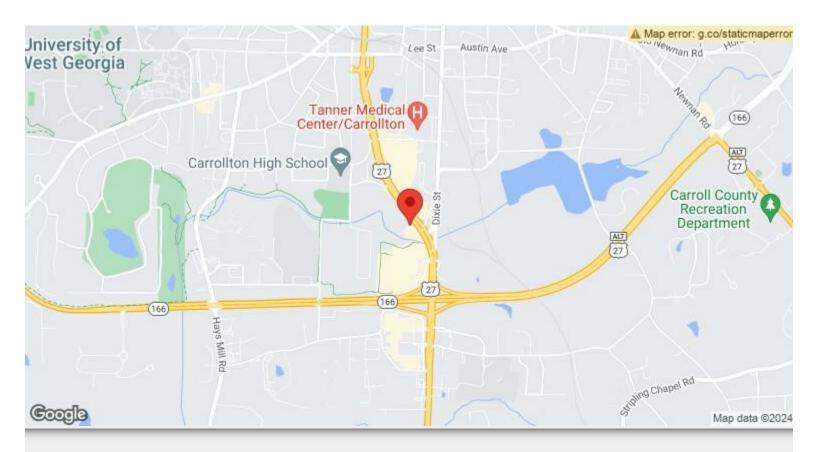
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Major Tenant Information

Tenant SF Occupied Lease Expired

BenchMark Physical Therapy Piedmont Healthcare

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Property Photos

