

1958 MONROE DRIVE

Intown Creative/
Commercial Office

FOR SALE OR LEASE



PARKSIDE PARTNERS





Property Highlights



Ideal owner-user
or single-tenant
creative/commercial
building in
Piedmont Heights/
Ansley Park



Prominent signage
opportunities on Monroe
Drive and Buford Spring
Connector/I-85
(86,000+ vehicles per day)



Excellent access to
I-85, I-75, GA-400,
Midtown and Buckhead



Near Atlanta Beltline
Northeast Trail



Ample food, beverage,
and retail options in
close proximity

LOCATION MAP



SITE MAP





1958 Monroe Drive

FOR SALE OR LEASE

1.44 ACRES

20,984 SF ON TWO FLOORS

AVAILABILITIES 10K TO 20K SF

51 PARKING SPACES (2.4/1K SF)

AVAILABILITY FOR MORE

CEILING HEIGHTS

LOWER FLOOR: 11'3", UPPER FLOOR: 11'5"

MASONRY AND STEEL CONSTRUCTION

1958 MONROE DRIVE



1958 MONROE

CONCEPTUAL RENDERING
1958 MONROE



CONCEPTUAL RENDERING
1958 MONROE





1958 MONROE

For More Information
Please Contact

ANDY VANCE

404.664.6001
av@parksidepartners.com

SAM HIGGINS

404.713.5951
sh@parksidepartners.com



PARKSIDE PARTNERS

