COGGINS PARK EXECUTIVE SUITES 182 Ben Burton Cir, Buildings 100 and 300 Bogart, GA 30622



PROPERTY DESCRIPTION

Individual Executive Offices available for lease ranging from \$750/month to \$1,400/month.

All tenants have access to the furnished common lobby, restrooms, and kitchenette areas in each building.

Rental Rate includes all utilities and fees except for internet connection.

LOCATION DESCRIPTION

This property is located in Coggins Park Executive Suites within Coggins Industrial Business Park in west Athens-Clarke County. Surrounded by other industrial and office users of local, national and international presence, this area has prime positioning with its proximity to GA-Loop 10, Highways 316, 78, 15, 29, 441 and Interstate-85. Neighboring manufacturers / distributors include Sign Bothers, Blount Heating and Cooling, UPS, FedEx, Burton and Burton, etc.



OFFERING SUMMARY

Building 300 Suite 2

Lease Rate:	\$750.00 - 1,400.00 per month (MG)		
Available SF:	141 - 691 SF		
Building Size:		4,242 SF	
SPACES	LEASE RATE	SPACE SIZE	
Building 100 Suite 1	\$750 per month	141 SF	
Building 100 Suite 2	\$750 per month	161 SF	
Building 100 Suite 3	\$800 per month	161 SF	
Building 100 Loft	\$1,400 per month	691 SF	
Building 300 Suite 1	\$750 per month	149 SF	

\$750 per month

 Roby Redwine
 Katie Reeves

 706 207 2942
 706 254 3446

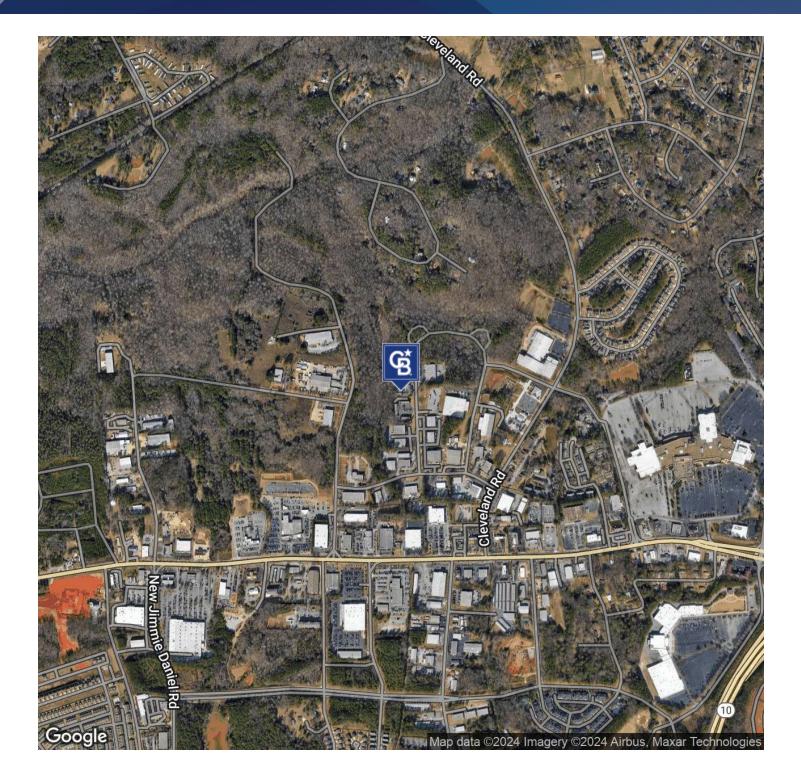


161 SF

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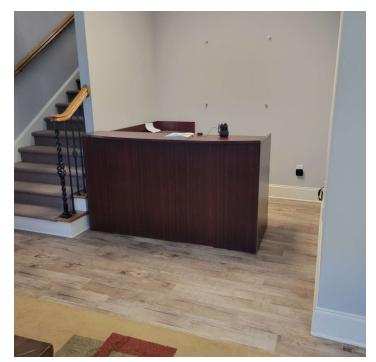


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COGGINS PARK EXECUTIVE SUITES

182 Ben Burton Cir, Building 100 Common Area Spaces









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COGGINS PARK EXECUTIVE SUITES 182 Ben Burton Cir, Building 100 Suites 1, 2, 3, and Loft





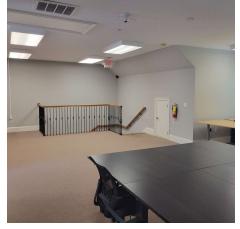














Roby Redwine 706 207 2942 **Katie Reeves** 706 254 3446



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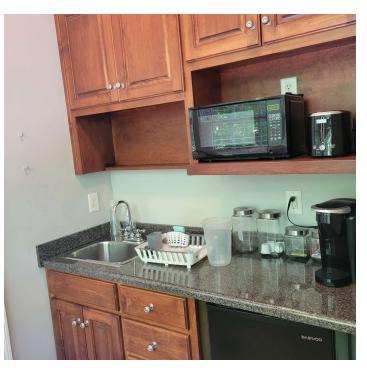
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COGGINS PARK EXECUTIVE SUITES

182 Ben Burton Cir, Building 300 Suites 1, 2, and 3

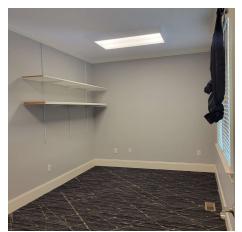
















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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	64	422	3,108
Average Age	43	44	43
Average Age (Male)	0	0	0
Average Age (Female)	0	0	0
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	26	201	1,545
# of Persons per HH	2.5	2.1	2
Average HH Income	\$95,610	\$93,976	\$92,816

\$295,730

Demographics data derived from AlphaMap

Average House Value

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\$301,735

\$303,769

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