



**T H R E E
R A V I N I A**

3 RAVINIA DRIVE NE | ATLANTA, GA 30346

CBRE

Take Advantage

Three Ravinia is an iconic corporate destination towering above Atlanta's vibrant Central Perimeter commercial district. Three Ravinia is the tallest office building in Atlanta outside Downtown, Midtown and Buckhead offering efficient floor plates, unobstructed 360 degree views and striking architecture making Three Ravinia one of the most recognizable buildings in the city.



98K SF
AVAILABLE



360°
Skyline
Views



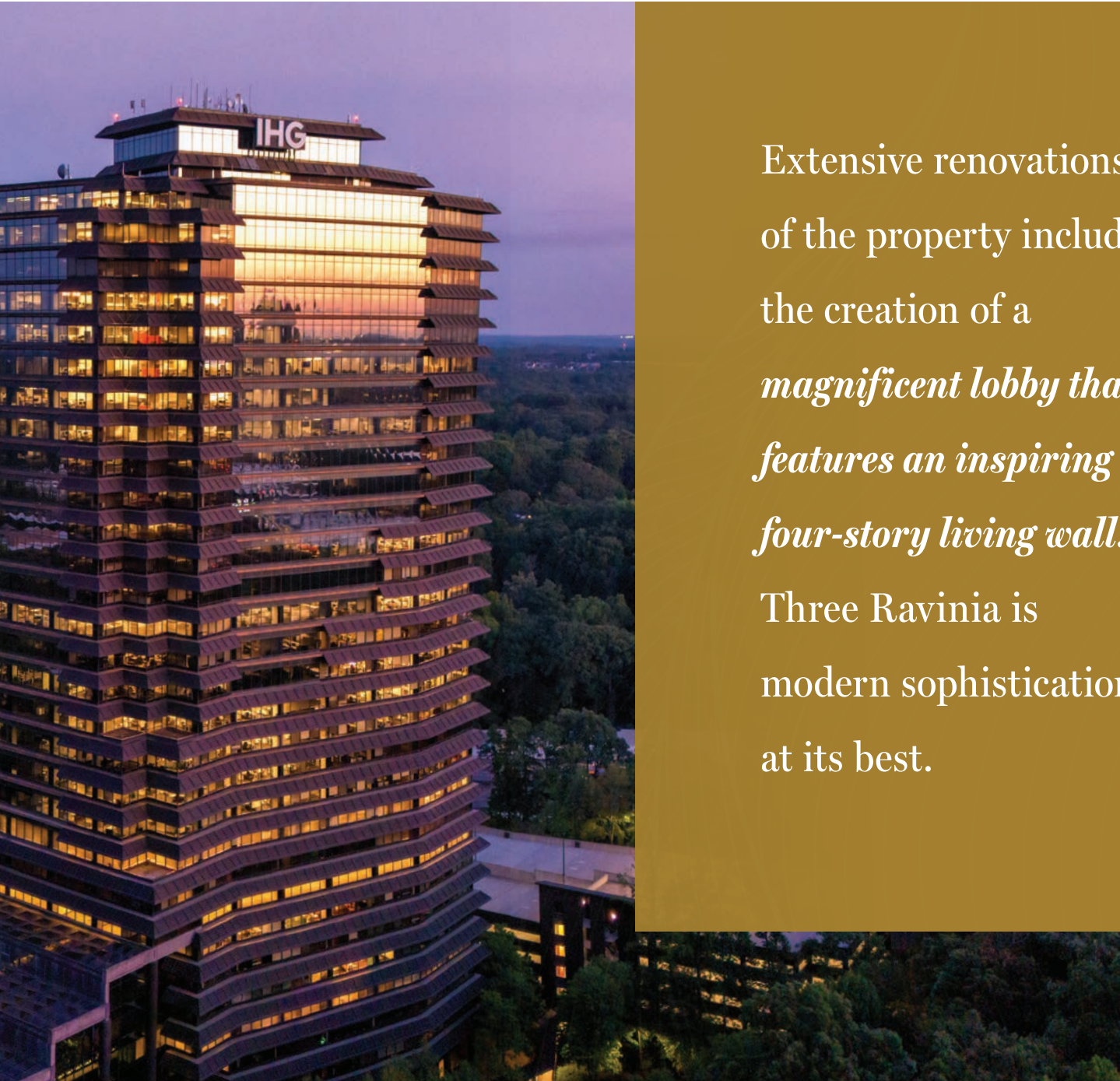
Efficient
Floor
Plates



13' Tall
Ceilings

Full Floor	
Suite 1000 -	25,627 RSF
Suite 900 -	26,195 RSF
Suite 800 -	26,194 RSF
Suite 550 -	8,738 RSF
Suite 475 -	11,050 RSF

Elevated Renovations



Extensive renovations
of the property include
the creation of a
*magnificent lobby that
features an inspiring
four-story living wall.*
Three Ravinia is
modern sophistication
at its best.



Largest living wall in
the Southeast



Fully operational
coffee counter on site



FUEL cafe located in the
lobby offers tenants healthy
and affordable grab and
go options, with everyday
specials, a salad bar, and the
option to order from a touch
screen or their mobile app



Elevated Lobby built
for collaboration with
hospitality in mind that
serves as an extension
of your workspace

\$35M
RENOVATIONS



Fitness & Conference Facilities



Free Access
with
Towel Service



Showers & Lockers



State-of-the-Art
Equipment



POINTS OF INTEREST:

The Landing
A small dock off the pond

The Meadow
A piece of grassland perfect for morning yoga and power hour picnics

The Overlook
A relaxing area overlooking the pond with communal table seating and lounging adirondacks for 7

The Pergola
An elevated landing, seats 9

The Pavilion
Reserve this flat landing for private events, up to 40 guests

The Streamside
A perfect place to work or converse, seats 13

ADDITIONAL ON-SITE AMENITIES

Over 2 miles of trails for biking or running

65 person conference center with state of the art AV services

Car wash & dry cleaning service

Free Premium Parking



Free Covered Parking



Electric Car Charging Stations



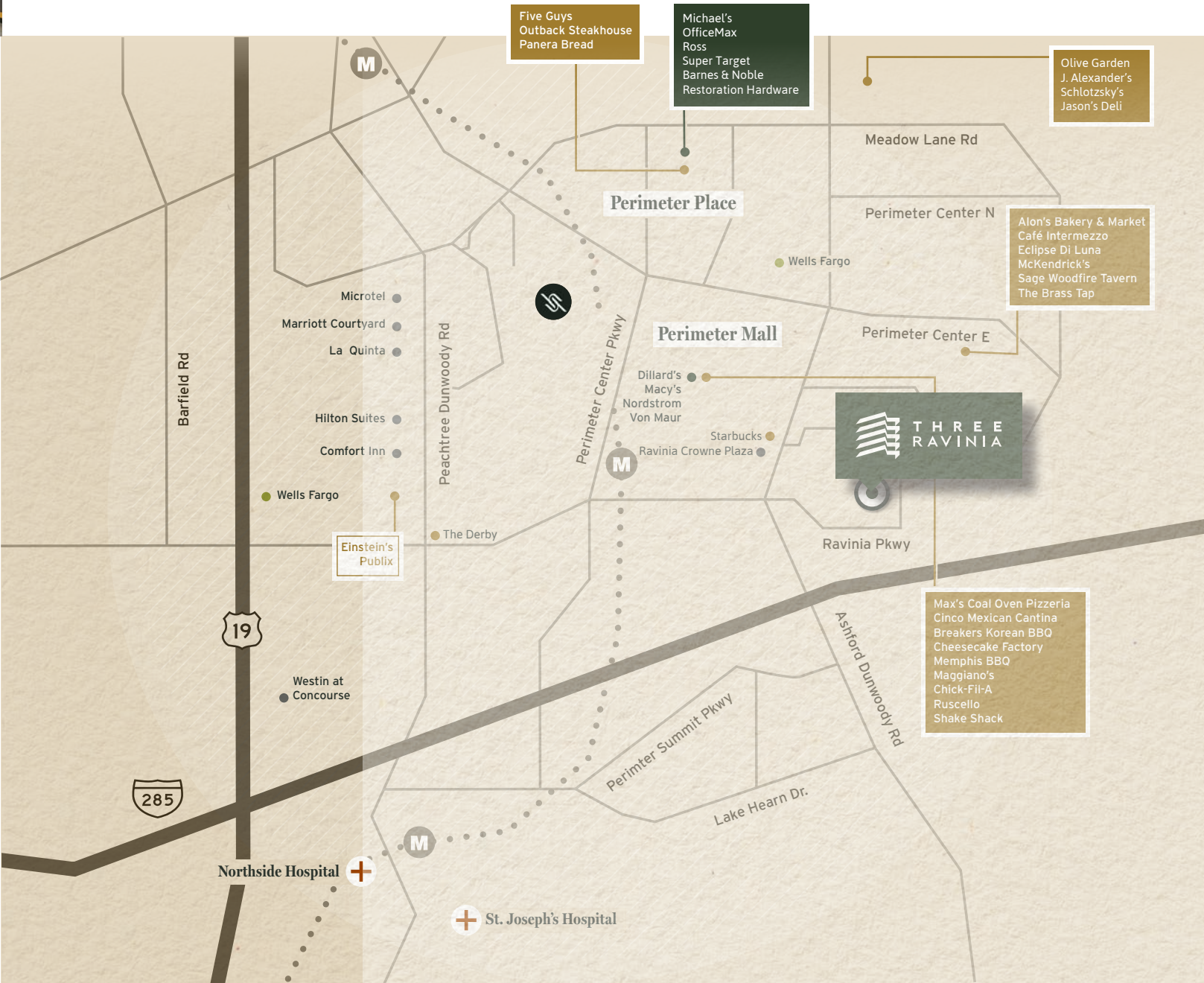
Covered Access to the Building

4.0 / 1,000

450 New parking spaces were added in 2018, increasing the parking ratio to 4.0/1,000 SF

Redefining Amenities

● RETAIL ● RESTAURANTS ● BANKS ● HOTELS



Crown Plaza Ravinia

Transforming 285 & 400



Connected through
the Walking Trails
at Three Ravinia



Full-Service
New American
Restaurant



Back Yard
Seasonal Craft Beers
Beer Garden

\$60M In Newly-Completed
Renovations



Bypass 285 Completely,
First-off/on
Interstate Access
Quicker Arrival



40% Increased
Traffic Flow

Reduced Travel Time



Enhanced
Safety

Fewer Accidents





**T H R E E
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