

±2,086 SF Office Suite FOR LEASE

3007-3011 Piedmont Rd, Third Floor, Atlanta, GA 30305



PROPERTY OVERVIEW

Upper level office suite available immediately in Piedmont Commons Office Park located in the heart of Buckhead. The suite spans the third floor of 3007 & 3011 Piedmont Rd and totals ±2,086 SF. It has four private offices, kitchen, seven workstation areas, one restroom inside the suite and one full bathroom (with shower) in the hallway outside the suite. The suite is accessed via walk-up.

It is available for \$15/SF/YR full service with tenant responsible for phone, internet and in-suite janitorial. It includes use of the ground floor conference room.

Piedmont Commons is located on Piedmont Road south of Peachtree Rd and north of the Lindbergh MARTA station. It is easily accessible from GA 400 and I-85. Traffic counts on Piedmont just south of Piedmont Commons were ±43,200 VPD in 2023.

The entire building is also for sale for \$1,900,000.



LEASE RATE:
\$15/SF/YR



SUITE SIZE:
±2,086 SF



BUILDING SIZE:
±7,800 SF



AVAILABILITY:
Immediate



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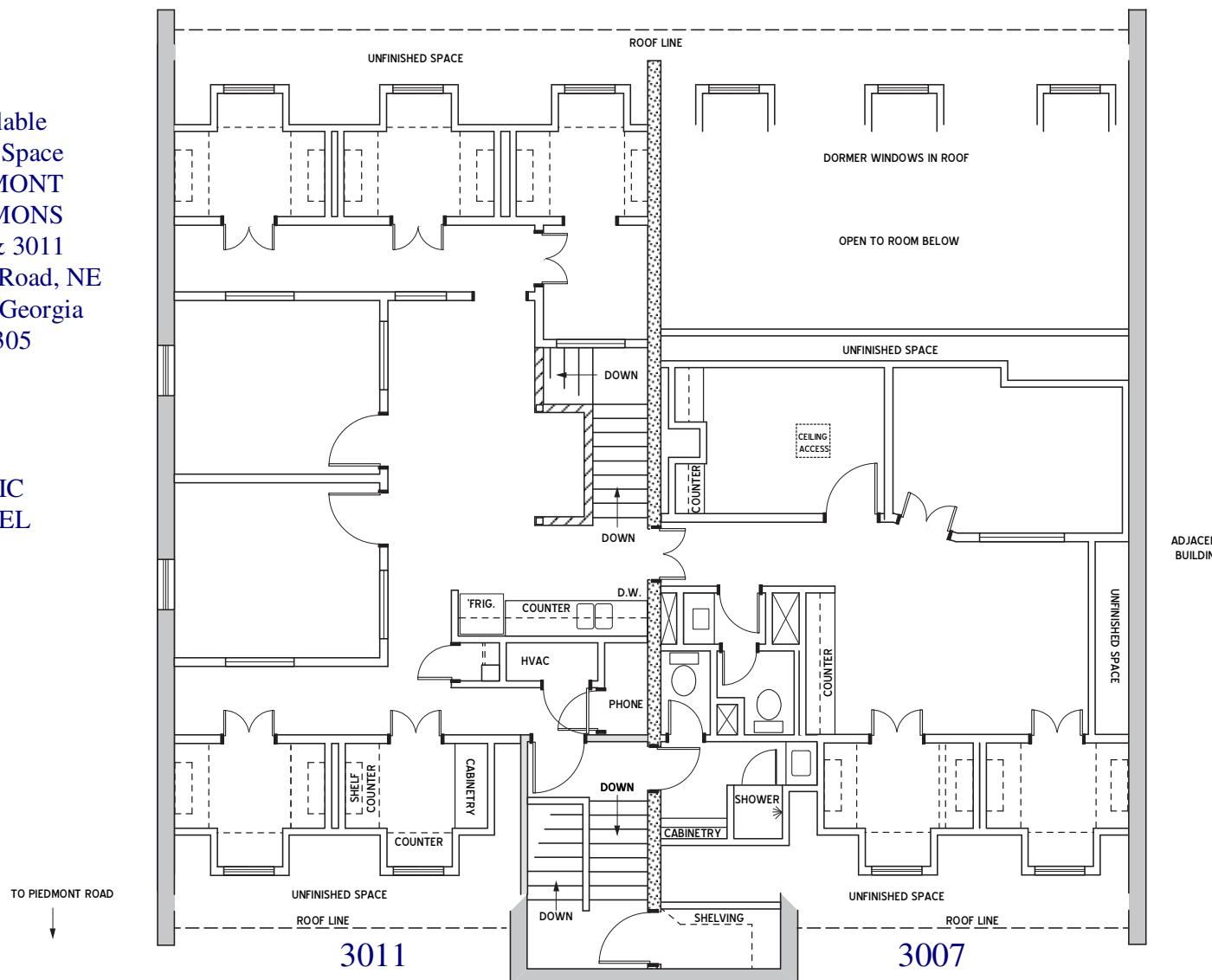
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Floor Plan

Available
Office Space
PIEDMONT
COMMONS
3007 & 3011
Piedmont Road, NE
Atlanta, Georgia
30305

ATTIC
LEVEL



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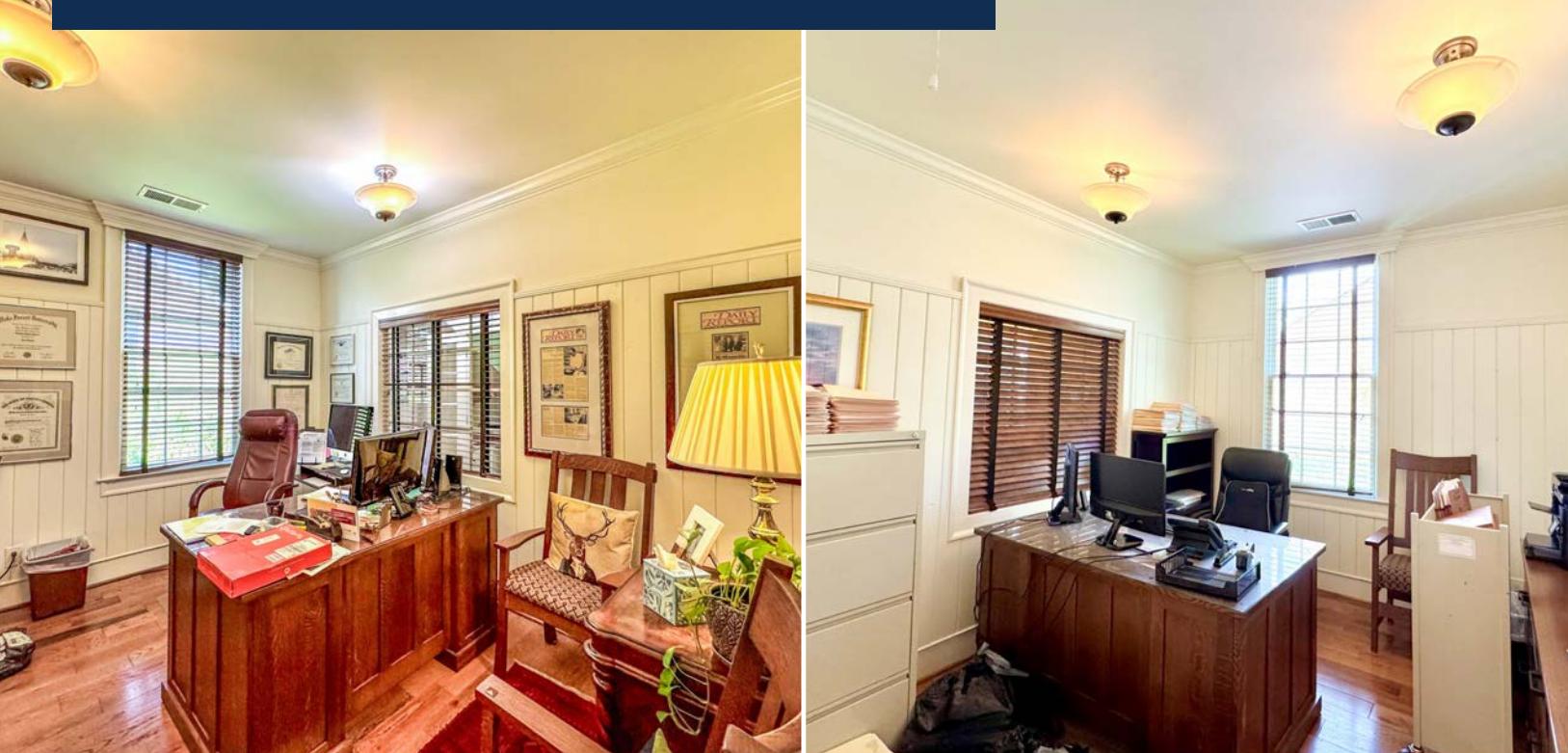


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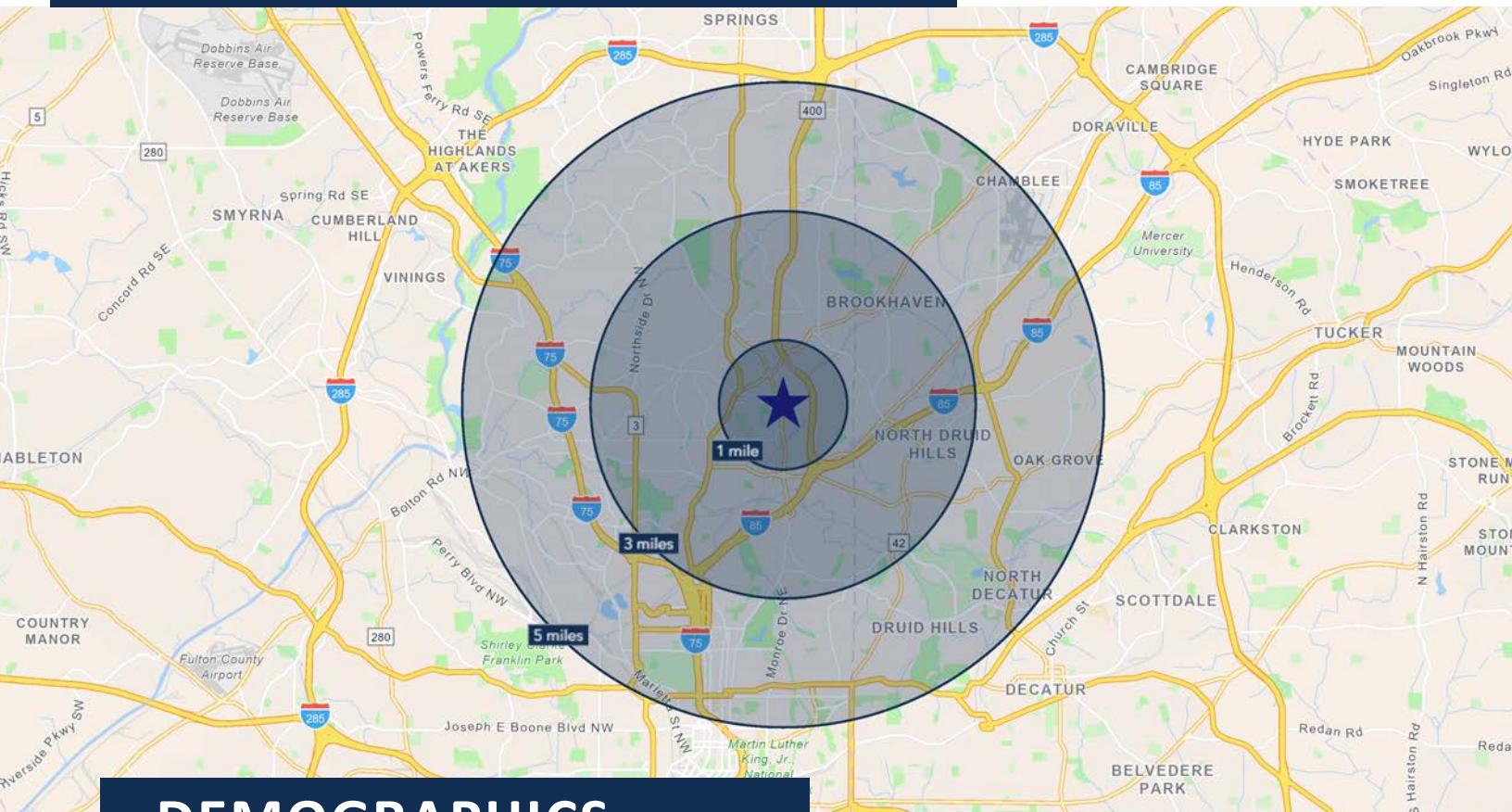
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BULL REALTY
ASSET & OCCUPANCY SOLUTIONS

TCN
WORLDWIDE
REAL ESTATE SERVICES



DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile	
	Population	25,550	144,735	365,721
	Households	16,102	75,570	182,161
	Avg. Household Income	\$151,421	\$171,041	\$169,315

Source: 2024 ESRI

Information contained herein may have been provided by the seller, landlord or other outside sources. While deemed reliable, it may be estimated, projected, limited in scope and is subject to change or inaccuracies. Pertinent information should be independently confirmed prior to lease or purchase offer or within an applicable due diligence period.



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