

# OFFICE SPACE FOR LEASE

A rare ground-level opportunity in one of Atlanta's most established commercial office parks. Designed for efficiency, it offers direct access, prime connectivity, and a professional setting surrounded by Atlanta's top business amenities.



## HIGHLIGHTS

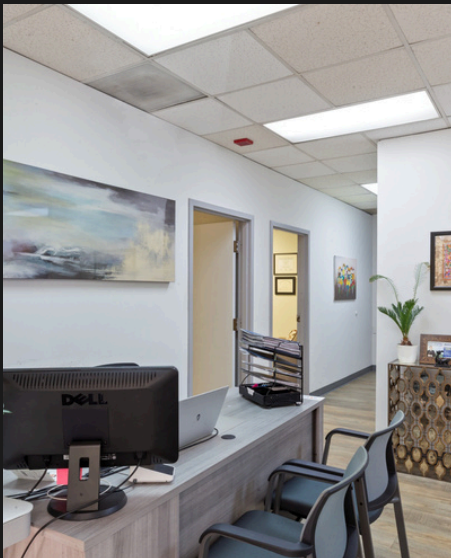
- Ground-Level Office Suite
- Prime Location: Centrally located in the Cumberland/Galleria submarket with immediate access to I-75 and I-285
- Well-maintained property within an established business park setting
- Easy access for employees and clients
- Close proximity to restaurants, shopping, hotels, and services throughout the Cumberland/Galleria area



Lease Term : Negotiable  
Zoning : OI  
Usable/Rentable SF : 936/1400 SF  
Lease Type : Modified Gross

PRICE

**\$21/SF'**



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## Cumberland/Galleria: Metro Atlanta's Premier Business Hub

Located in one of metro Atlanta's fastest-growing commercial corridors, the Cumberland/Galleria district supports over 88,000 jobs and contributes \$26.6 billion annually to Georgia's economy, with millions of square feet of new development and corporate leasing activity underway. An office near Truist Park places your business at the center of a premier live-work-play environment with immediate access to I-285 and I-75, top-tier dining and retail at The Battery Atlanta and Cumberland Mall, premium hotels, and a deep professional workforce. It's a location that simply makes doing business easier—bringing the right infrastructure, nearby services, and room to grow into one place!

