



January 2019

RESTAURANT

- **627 A East College Ave-** approx. 1800 sq ft kitchen and dining, another 400 patio and about 600 in storage space. **\$4100/mo/NNN**, about \$1000/month in p/t *East Decatur Station*



OFFICE

- **114H New Street-** approx. 750 sq ft office (interior-no windows) 2 small private offices, available OCT 2018, **\$950 rent/mo/NNN** with \$430 in p/t a month including util (*EDS*)



- **141A Sams Street-** approx. 6200 sq ft office and training areas, **\$5900/mo rent/mo/NNN**, approx. \$3500/mo in P/T, including util, Available now



- **134 New Street-** Approx 3200 sq ft of lex/office space with small patio deck. Free Standing building, **\$4200/mo rent/mo/NNNN**, about \$1100/p/t/mo, Available now



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RETAIL

- **747B East College-** accessory retail. ACROSS from new Avondale MARTA development approx. 1600 sq ft, **\$1700/mo RENT NNN** with approx. \$500/mo in P/T. **Only 2 year lease available, AVAIL now**



- **2752C East Ponce de Leon-** Flex/ Retail/Loft office-currently a yoga studio/ Tall loft with mezz second floor. **\$2050/mo +** approx. \$440 in p/t/month



WAREHOUSE

- **731C East College Ave-** Approx 3000 sq ft of unconditioned warehouse. Tall and open, **\$1750/mo NNN, P/T about \$600/mo**



Leasing requirements-

- Personal guarantee required
- Personal credit score of 675 or more required
- First month's rent and security deposit due at lease signing
- RENT + CAM + UTIL+ TI + HVAC replacement fee= monthly payment
- \$55 application fee

***** Brokers will be paid commission on executed leases by EDS if an only if they make first contact with EDS leasing office**