



April 2019

OFFICE

- **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, **expandable to 14k sq ft**



- **115A New St-** 2 story loft office in middle of East Decatur Station, approx. 1800 sf, open floorplan, **\$2050/mo**, approx. \$750 in p/t



WAREHOUSE

- **731C East College Ave-** Approx 3000 sq ft of unconditioned warehouse. Tall and open, **\$1600/mo NNN**, P/T about \$540/mo, **expandable to 6000 sq ft in May**



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 and only if they make first contact with EDS leasing office***

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