



328 Mell Ave, Suite A
Atlanta, GA 30307
Candler Park Connection

Economics - For Lease

Total Bldg: 5,840 SF +/-

Includes:

3,500 SF +/- Ground Level Office

2,340 SF +/- 2nd Floor Office (stair access)

Parking Lot:

Shared with other tenants at Candler Park Connection

Signage:

On building and panel on Dekalb Ave monument sign

*Available for Lease at \$6,250 per month plus utilities, CAM,
Tax & Ins (CTI est @ \$614.17 per month for 2019)*





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& INVESTMENT
COMMERCIAL REAL ESTATE ADVISORS

328 Mell Ave
Suite A
+/- 5,840 SF



THE PHILLIP
RUSH
CENTER
Supporting Atlanta's LGBT Community



encyclomedia
create.produce.post

Candler Park Chiropractic

HEALING PEOPLE'S WELL.



THE PHILLIP
RUSH
CENTER
Supporting Atlanta's LGBT Community



Lazy Betty



Candler Park Connection



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Don't Be Trashy

The Health Center is a community meeting space. We please do your part to keep it clean and tidy. Any trash left in the space will only create more work to the next person using the space. If the trash can is full, please take the time to empty it into the outside dumpster.



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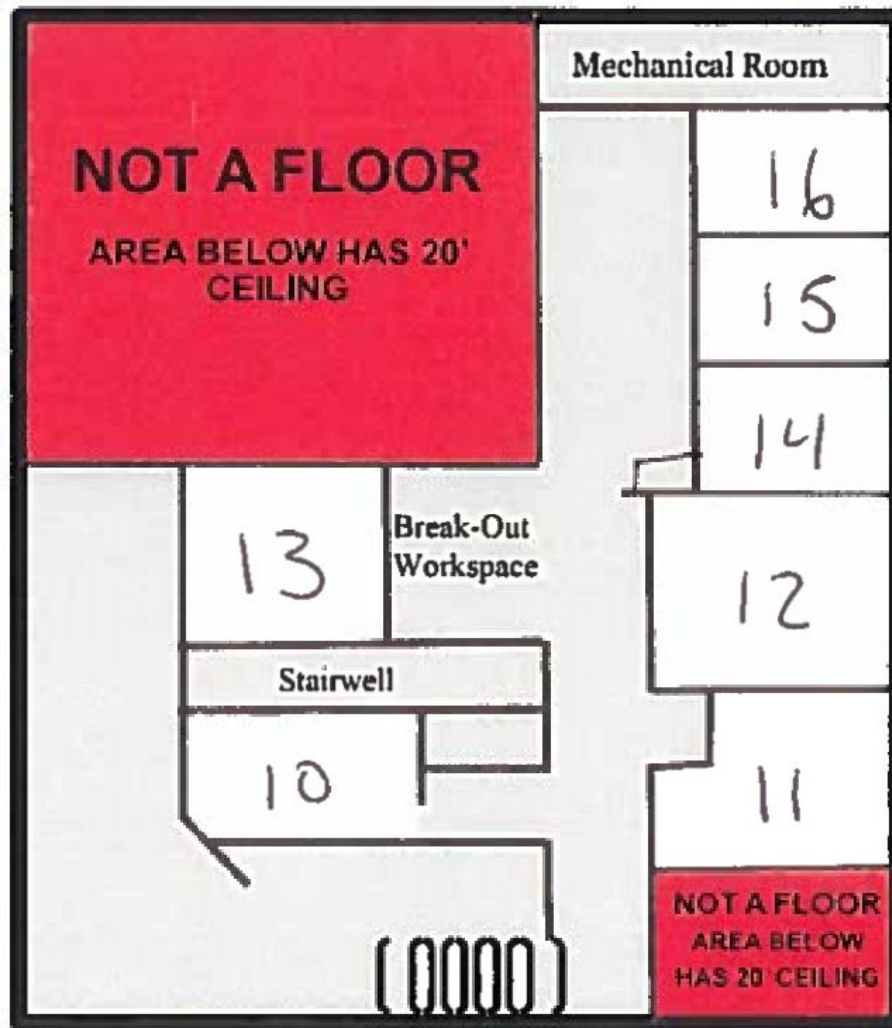
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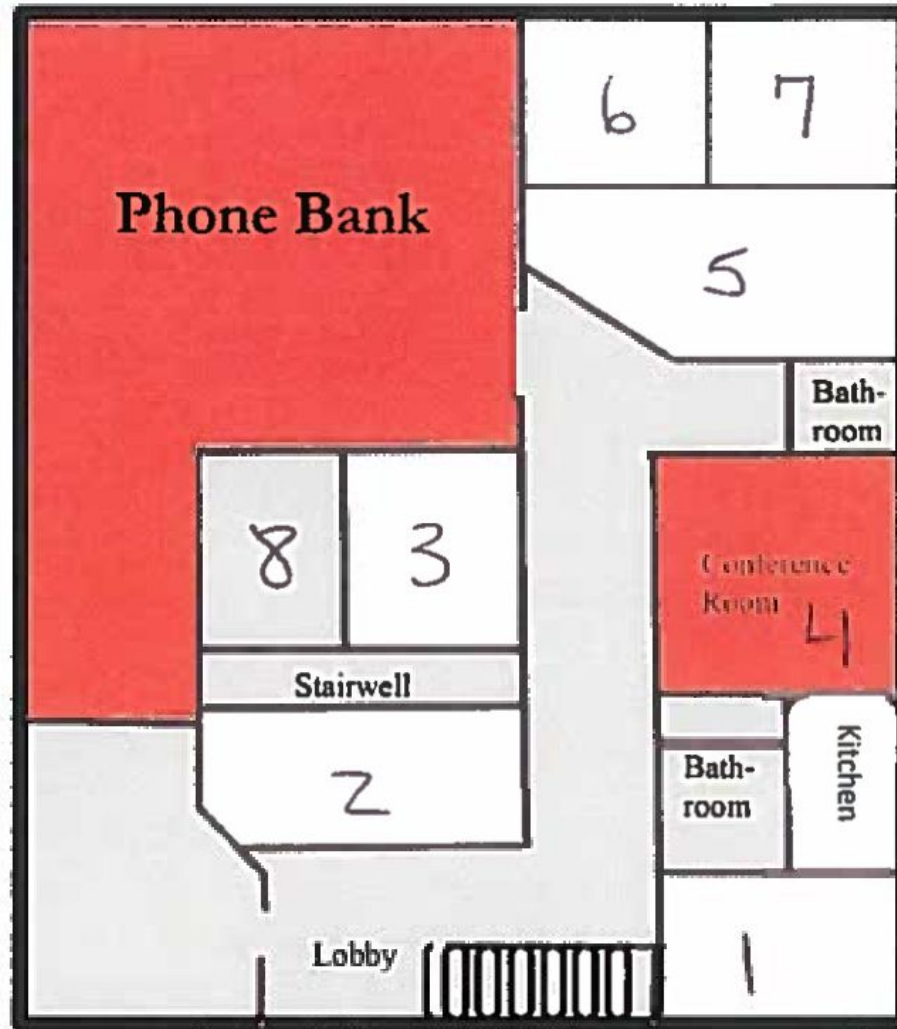
Floor Plan

Second Floor



Floor Plan

Ground Floor



Details

- ✓ Recently refinished;
- ✓ Convenient location in Candler Park;
- ✓ Adjacent to MARTA train station
- ✓ Reception with 20 foot ceiling;
- ✓ Large conference room and meeting break out areas;
- ✓ Sixteen private offices
- ✓ Kitchenette, copy room & storage area with roll-up door
- ✓ Large open area with 20 ft ceilings (currently a phone bank)

Great Co-Tenants:

[The Phillip Rush Center](#)

[Georgia Equality](#)

[Encyclomedia](#)

[Candler Park Chiropractic](#)

[Atlanta Leasing & Investment](#)

[Lazy Betty](#)

[Tough Love Yoga](#)

[Wall Crawler Rock Club](#)

[CrossFit RX](#)