

DULUTH ADAPTIVE REUSE MEDICAL/OFFICE SPACE | ± 13,054 SF

3100 PEACHTREE INDUSTRIAL BLVD

DULUTH, GA 30097

FOR LEASE

DULUTH ADAPTIVE REUSE MEDICAL/OFFICE SPACE | ± 13,054 SF | Georgia | 10f5

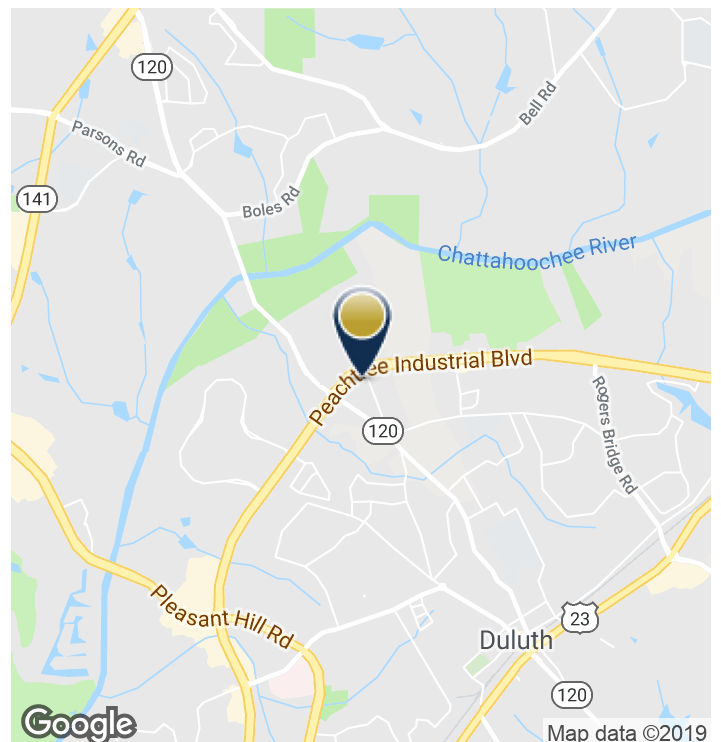


PROPERTY HIGHLIGHTS

- ± 13,054 SF zoned C-2 building for lease
- Offered for lease at \$23/SF NNN
- Traffic counts of 19,574 VPD
- Situated on ± 1.45 acres with ample surface parking
- Open floor plan offers Build-to Suit options
- Tenant will vacate immediately
- Monument and building signage available
- 2 miles NE from Northside Hospital Duluth and Emory Duluth
- Great visibility and ease of access from Peachtree Industrial Boulevard and River Mill Road

LOCATION OVERVIEW

This flexible C-2 retail space is situated in a mix of medical/office tenants and adjacent to the dense retail corridor, Peachtree Industrial Blvd. The property is located approximately 2 miles from Northside Hospital Duluth and Emory at Duluth.



LINDSAY BRERETON, CCIM | 404-876-1640 x106 | LBrereton@BullRealty.com

ANGELA BAKER | 404-876-1640 x110 | ABaker@bullrealty.com

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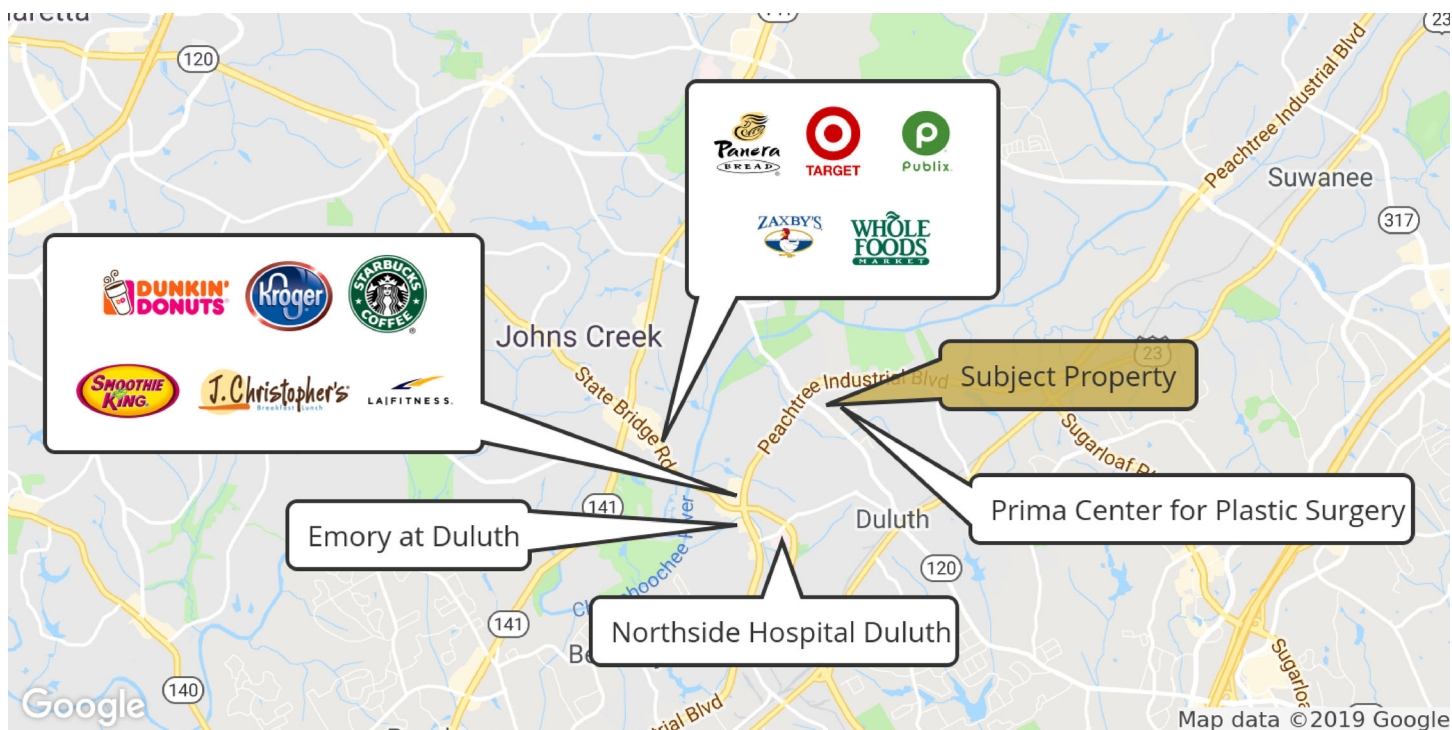
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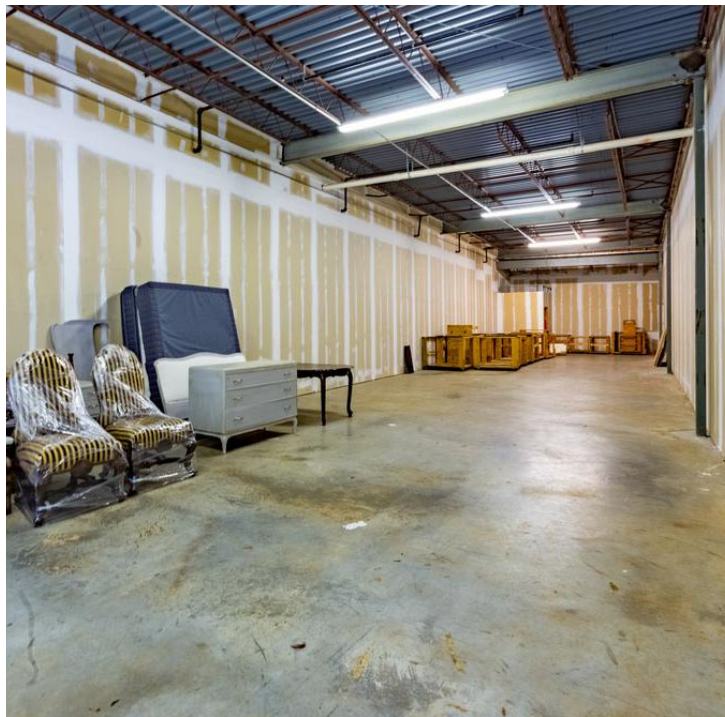
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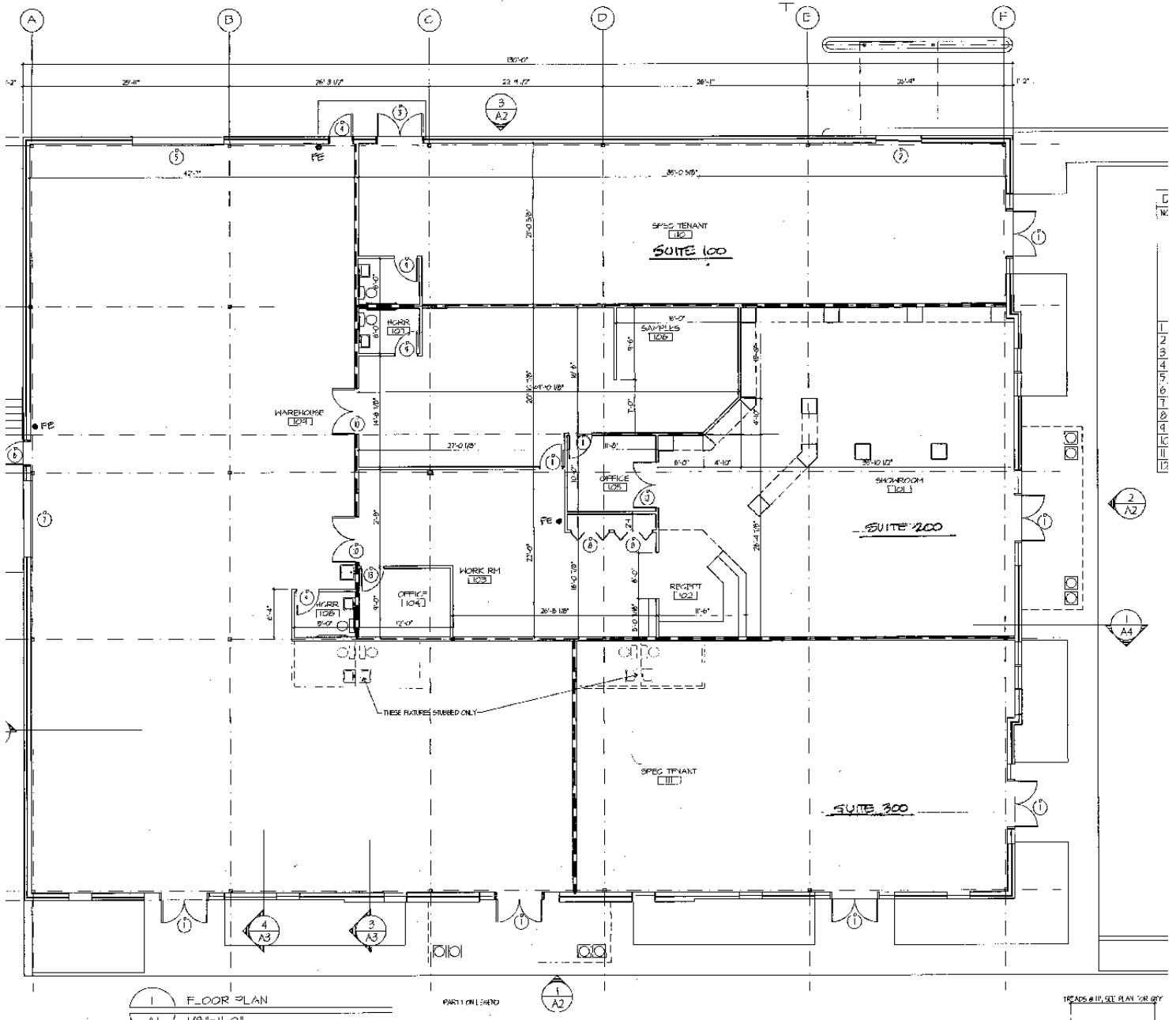
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