

# REAL ESTATE OPPORTUNITIES in SWEET AUBURN



## FOR SALE OPPORTUNITIES

- 310 Auburn Ave**  
2,500 SF Retail Storefront Retail/Office Building; For Sale at \$550,000 (\$220.00/SF) Contact Bob Gottlieb, (770) 913-3917 or [bgottlieb@ackermanco.net](mailto:bgottlieb@ackermanco.net)
- 314 Auburn Ave**  
2,800 SF Retail Storefront Retail/Office Building  
For Sale at \$599,000  
Contact Bob Gottlieb (770) 913-3917 (p), [bgottlieb@ackermanco.net](mailto:bgottlieb@ackermanco.net)
- 101 Boulevard**  
Religious facility / church  
For Sale at \$1,500,000, Contact Sterling Hedley, 770-367-8528, [sterling.hedley@bhhsgeorgia.com](mailto:sterling.hedley@bhhsgeorgia.com)
- 22 Jesse Hill Jr. Drive (Butler Street YMCA assemblage)**  
Joint Venture Development Opportunity with Butler Street CDC; Contact Alfonza Marshall at (404) 432-3362 and [alfonzamarshall@gmail.com](mailto:alfonzamarshall@gmail.com)
- 20 Hilliard St (Trio Laundry Building)**  
4,300 SF footprint/shell-structure and adjacent vacant 7,579 SF/0.174 acre site. Atlanta Housing Authority owned, Contact Trish O'Connell at [trish.oconnell@atlantahousing.org](mailto:trish.oconnell@atlantahousing.org)
- 521-537 Edgewood Avenue**  
16,000 s.f., 0.8 acres, three attached buildings. Contact Taylor Smith Terminus Commercial Real Estate Partners at (404) 434-9711 or at [Taylor@terminuscre.com](mailto:Taylor@terminuscre.com)

## LAND OPPORTUNITIES

- 333 Auburn Avenue (at Hilliard Street)**  
8,800 SF/0.202 acre vacant site. Contact Trish O'Connell, Atlanta Housing Authority at [trish.oconnell@atlantahousing.org](mailto:trish.oconnell@atlantahousing.org)
- 499 Irwin Street**  
0.5 acre vacant site. Contact Ben Campbell, Ackerman & Co. at (770) 913-3931 or [bcampbell@ackermanco.net](mailto:bcampbell@ackermanco.net)

## PROPERTIES FOR LEASE

- 306 Auburn Ave NE - The Zenith Building**  
Retail / Office Building Built in 1920  
6,000 SF Available for lease, can be subdivided into (4) 1,500 sf spaces. Asking rent: \$12.50/SF Triple Net  
Contact Aislee Smith, [vas@taxconcepts.net](mailto:vas@taxconcepts.net), (404) 521-0880 or Janet Riddick, Leasing Agent at (770) 323-1298
- 209 Edgewood Ave SE - The Sweet Auburn Curb Market**  
650 SF Available for lease, non-restaurant space  
Pamela Joiner, Market Manager, [admin@thecurbmarket.com](mailto:admin@thecurbmarket.com)
- 323 Edgewood Ave SE**  
Contemporary office second story loft  
2,565 SF Available for lease in a 8,592 SF Class B Office/Residential Condo Building Avg Rent: \$18.50/sf/yr, plus utilities  
Michael Randolph at (404) 754-9419, or [randolph.mike@gmail.com](mailto:randolph.mike@gmail.com)
- 476-486 Edgewood Ave SE**  
3-5 spaces available for retail / restaurant use  
Contact Cygnet Properties, James Rose: 404.602.0163, [jrose@cygnetpropplc.com](mailto:jrose@cygnetpropplc.com)
- 488 Edgewood Ave SE**  
1,500 s.f. retail space available, \$23.50 FSG  
Contact Phillip Covin, Pollock Commercial at (404) 662-2212 or at [pcovin@pollockcommercial.com](mailto:pcovin@pollockcommercial.com)
- 138 Edgewood Ave SE**  
2,100 SF Available for lease, ground floor retail opportunity  
Contact: Victor Bendari, (770) 310-1405
- 171 Auburn Ave NE**  
5,119 SF Available for lease in a 30,000 SF bldg  
Suite C 1,199 SF  
Suite E 3,120 SF  
Suite F 800 SF  
Contact: Ted Bradford at [ted@realcityatl.com](mailto:ted@realcityatl.com) or 404-946-3809
- 236-250 Auburn Ave NE - Odd Fellows Building**  
40,000 SF Available for lease – Office in a 50,000 SF Class C Office Building Renovated in 1989 Built in 1912.  
Six floors, 6,000 sf floorplates – Contact: Randy Beaver, (678) 877-7761 or [randy@workplacelabs.co](mailto:randy@workplacelabs.co)
- 206 Edgewood Ave NE**  
Ground level retail on floor of Student Quarters at GSU  
Two retail spaces available - 1.) 1,200 s.f. and 2.) 800 s.f.  
Contact: Ted Bradford at [ted@realcityatl.com](mailto:ted@realcityatl.com) or 404-946-3809
- 208-212 Edgewood Ave NE**  
3,000 SF office available for lease in a 9,408 SF bldg  
2nd Floor Medical office above active pharmacy walking distance from Grady Hospital, 7 exam rooms 2 receptionist Room with all the Medical office Supply. Utilities are included in the rent  
Contact: Yolanda Rolle, 678-549-7105 or [yolandarolle@remax.net](mailto:yolandarolle@remax.net)
- 195-199 Edgewood Avenue**  
195 Edgewood - 1 story / 5,866 s.f.  
199 Edgewood – 1 story / around 6,000 s.f. currently vacant  
Owner: Edgewood Holdings, Inc. Contact: Roger Naik, Phone 770-630-4037
- 454 Irwin Street**  
Two offices currently available within the large shared space with amenities. Large office \$950 suitable for 1-4. Small offices \$650 suitable for 1-2. Contact: Joe Stewardson, [stewardson@earthlink.net](mailto:stewardson@earthlink.net) or 404-275-7876
- 75 Airline Street**  
Multiple spaces available - retail, restaurant, and office  
1,200 s.f. - 13,000 s.f. available. Anticipated delivery in Summer of 2018. Contact Gene Rice, Vantage Realty Partners at 678.686.3101 or at [gene@vantageatl.com](mailto:gene@vantageatl.com)
- 151 Ellis Street - CARE Headquarters**  
19,000 s.f. office space available, \$12.00 FSG  
Contact Leigh Hoover, CBRE, at (404) 504-7900 or [leigh.hoover@cbre.com](mailto:leigh.hoover@cbre.com)



SWEET AUBURN WORKS



List compiled by Sweet Auburn Works in conjunction with Central Atlanta Progress. To add your available property or to make changes to current listing, please contact Alena Green, [agreen@atlantadowntown.com](mailto:agreen@atlantadowntown.com) or 404-658-5919 as of 7/2017