

## PROPERTY FEATURES

- 3,179 SF Office Space
- 2 Bathrooms
- 7 Parking Spaces (front)
- Located 100 ft south of the intersection of Marietta and Howell Mill Rd, directly adjacent to Bartaco
- Open Floor Plan
- Common Area Charges: \$1.89 (including water)
- Annual Taxes: \$6,600
- Rate: \$20.00 NNN



## PROPERTY DESCRIPTION

**955 Marietta Street NW** is a one story office space with two entrances. The open floor plan offers 9ft ceilings and is perfect for a tech company, advertising agency, etc. The Westside location offers very good visibility and is close to Georgia Tech.

## OPPORTUNITY

Tenant improvement allowance available based on financials.



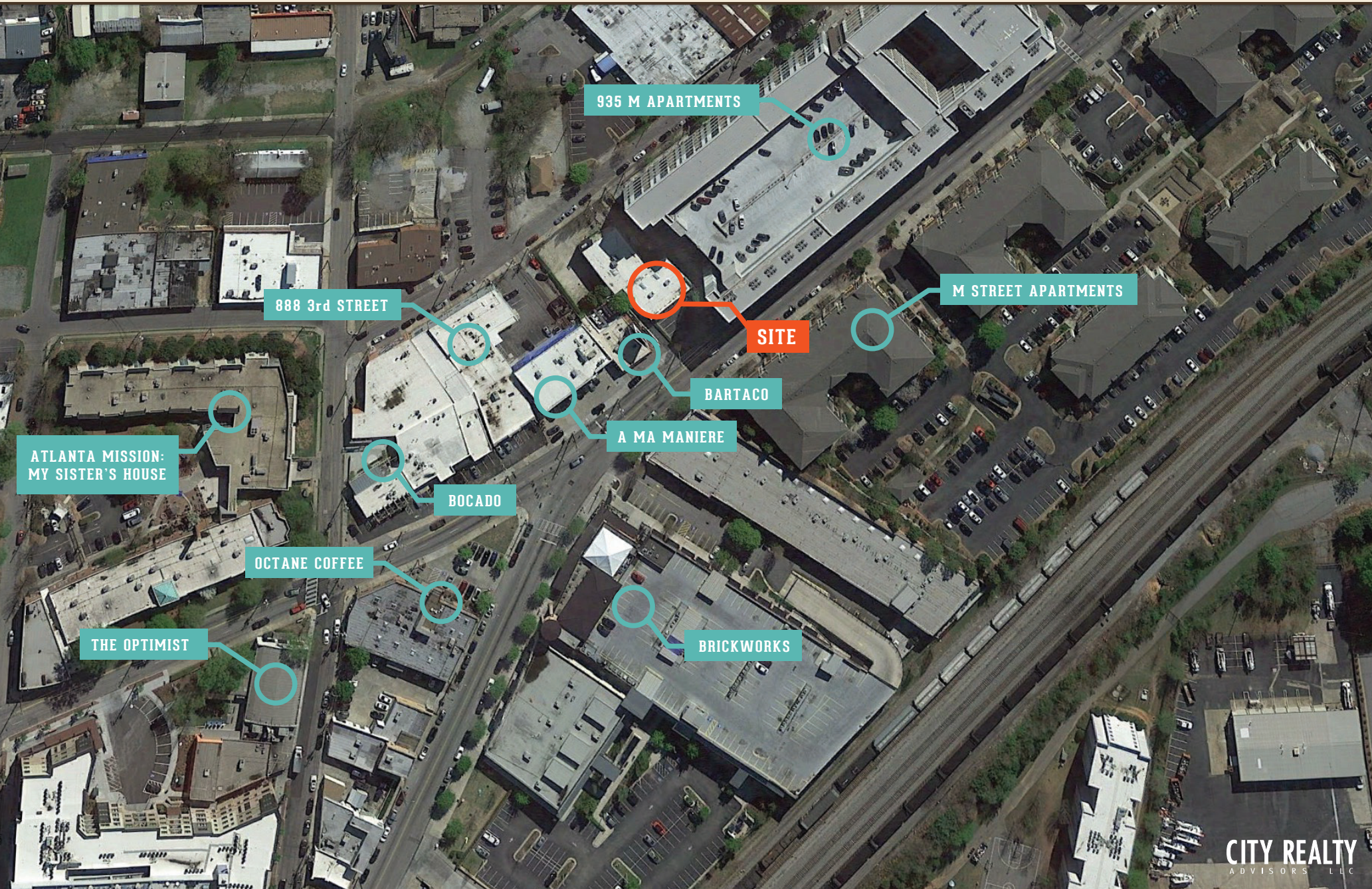
CITYREALTY.NET

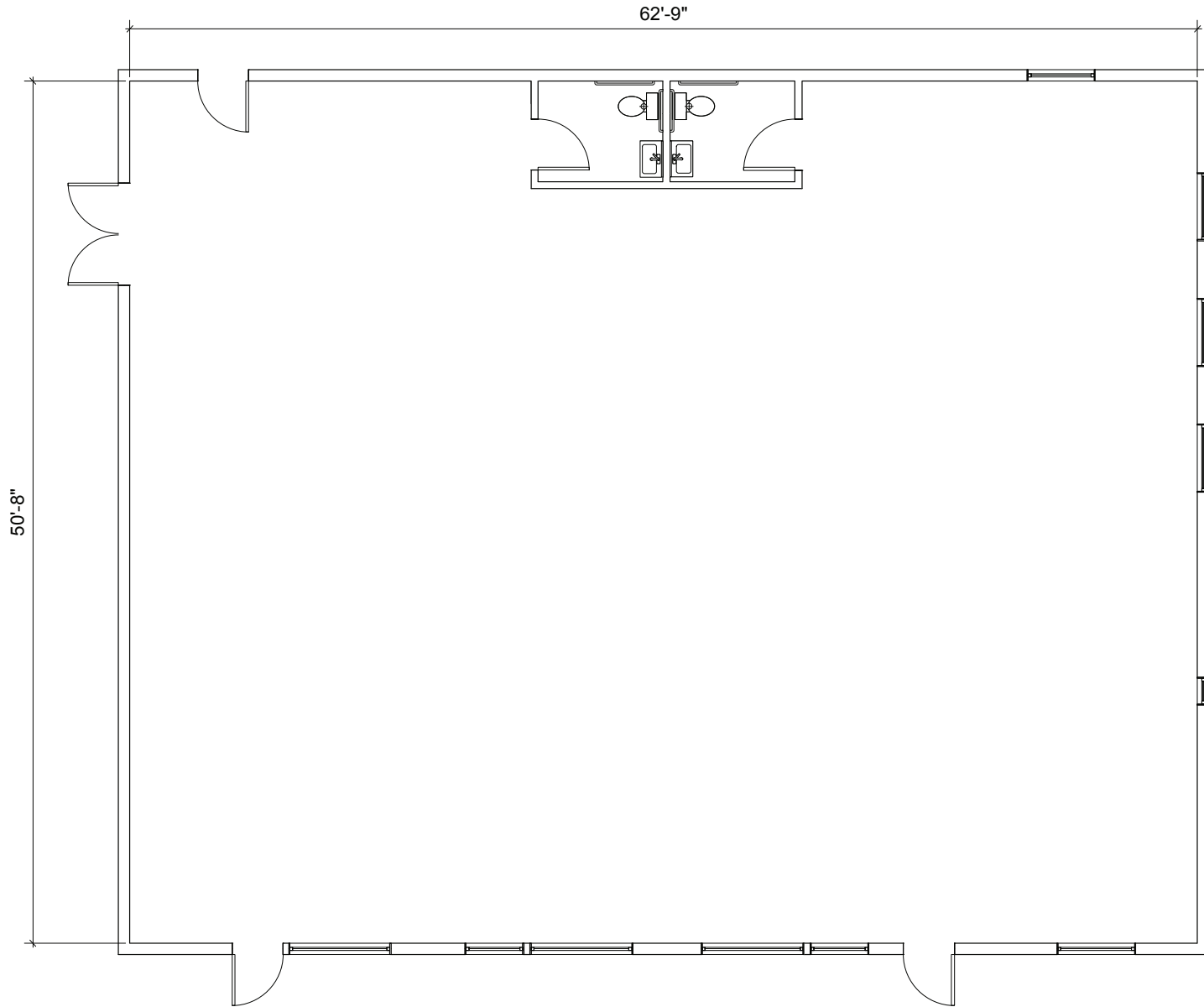
THINK INTOWN. THINK CITY.

# 955 MARIETTA STREET NW

Atlanta, GA 30318

CONTEXT AREA MAP





NOTE:

TOTAL SQUARE FOOTAGE: 3179 SF

1 FLOOR PLAN 955 MARIETTA ATLANTA, GA  
NTS

