



COLONY SQUARE

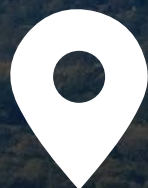
Midtown's Living Room



WALKABLE
CITY GRID

88

WALK SCORE®
NYC IS 89



LOCATED ON
MAIN & MAIN

18 mins. Georgia Tech

16 mins. Turner Broadcasting

12 mins. Tech Square

10 mins. marta

20 mins. Fox Theater

7 mins. Whole Foods Market



COLONY
SQUARE

3 mins. Alliance Theater

5 mins. marta

5 mins. HIGH Museum of Art

3 mins. Atlanta Symphony Orchestra

5 mins. Piedmont Park

15 mins. Atlanta Beltline

7 mins. Atlanta Botanical Gardens

SCAD Creative University

20 mins.

EXPERIENCE THE SQUARE

51K SF

Community Gathering Spaces

940K SF

Class A Office Space

160K SF

Retail

20K SF

Food Hall



All in the Southeast's first-ever mixed-use destination.





VIEW OUR



CALENDAR OF EVENTS



COMMUNITY-CENTRIC ENGAGEMENT

As Midtown's Living Room, Colony Square receives an overwhelming sense of appreciation from its neighbors. Public engagement has soared for 300+ in-person events and on digital platforms as Colony Square has been reintroduced to the market.

SOCIAL PLATFORMS @COLONYSQUAREATL

Total 2025 views across all social media platforms:

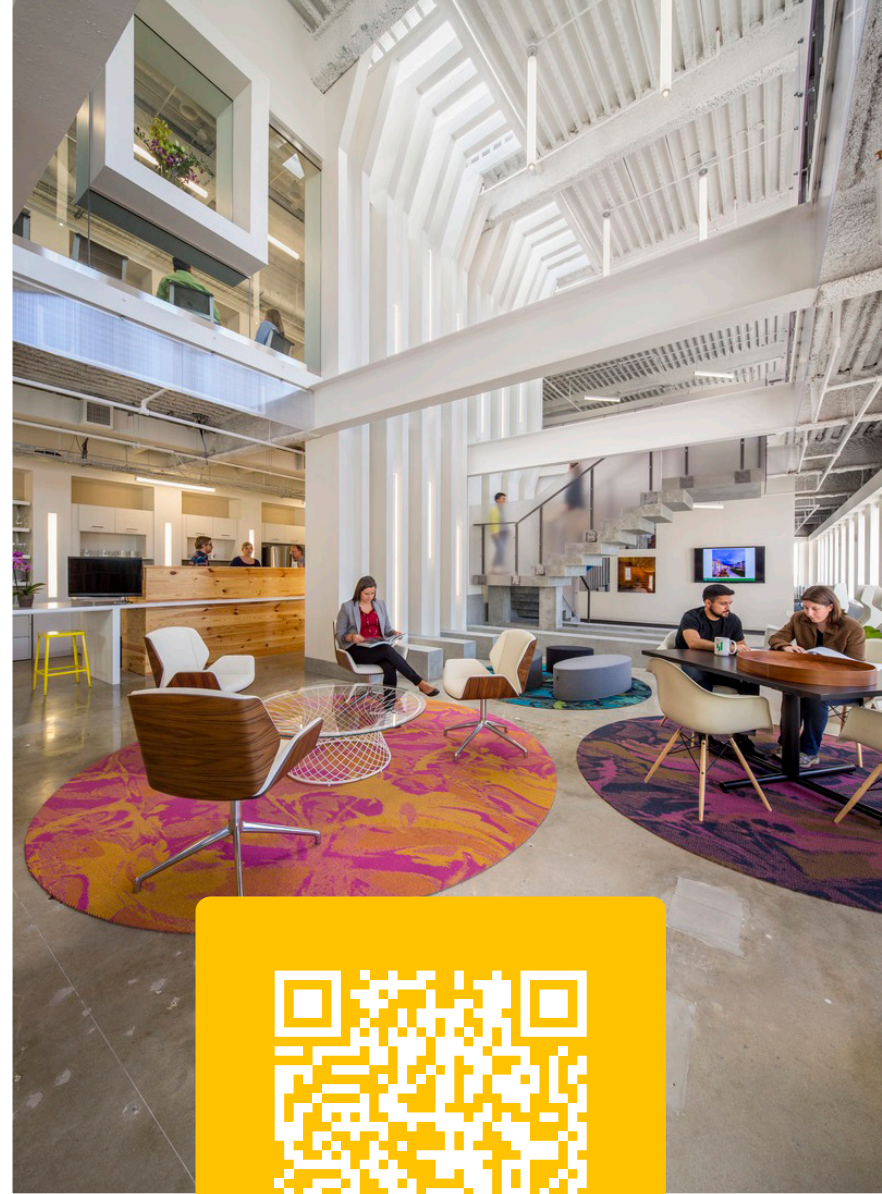
1.7 million



+

OFFICE AT COLONY SQUARE

In an ever-competitive environment to recruit and retain talent, it's not about the space, it's about the place. Tailored to fit the needs of future generations, new construction components seamlessly blend with vast greenspaces to form a cohesive destination offering thriving office space in one amenity-rich environment.



Scan to hear what
office employees love
most about working at
Colony Square



Google
Fiber

Fiber
Connectivity
Available



Fitwel:
1 Star



LEED
EBOM
v4 Gold



Energy Star
Certified



Wired Score
Certified



Secured Access to
office floors



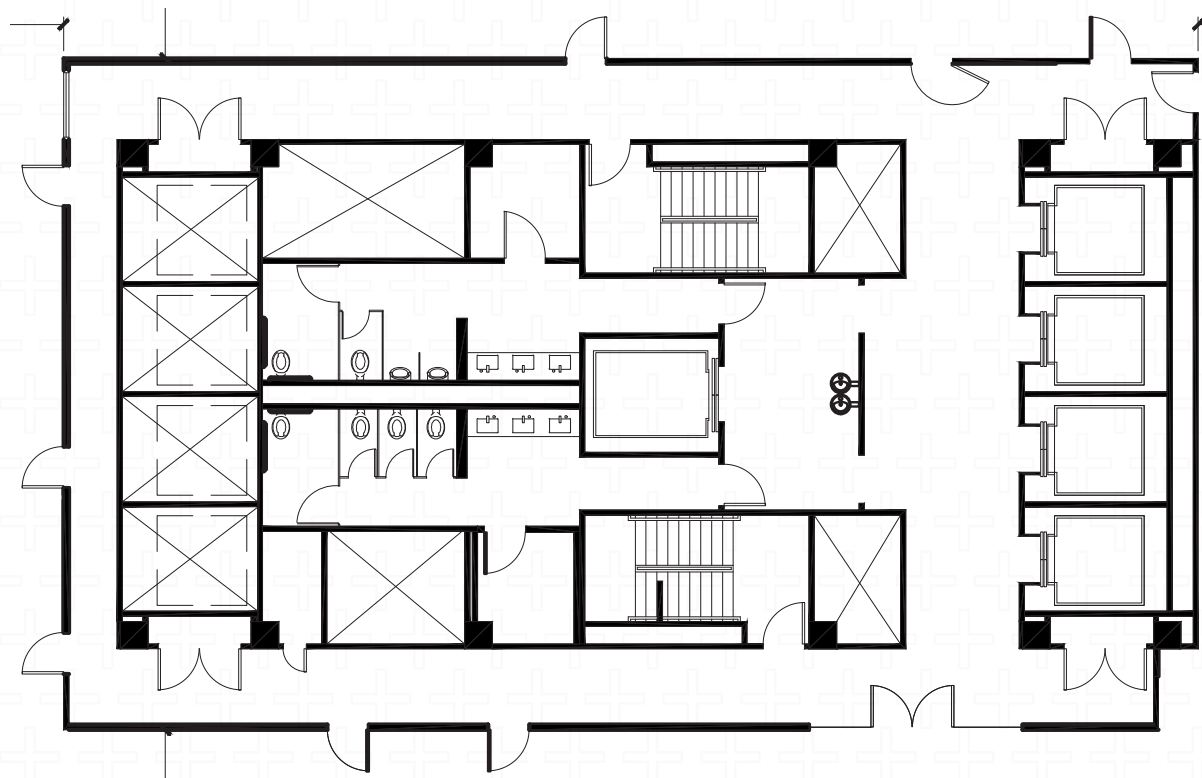
License Plate
Recognition
Technology



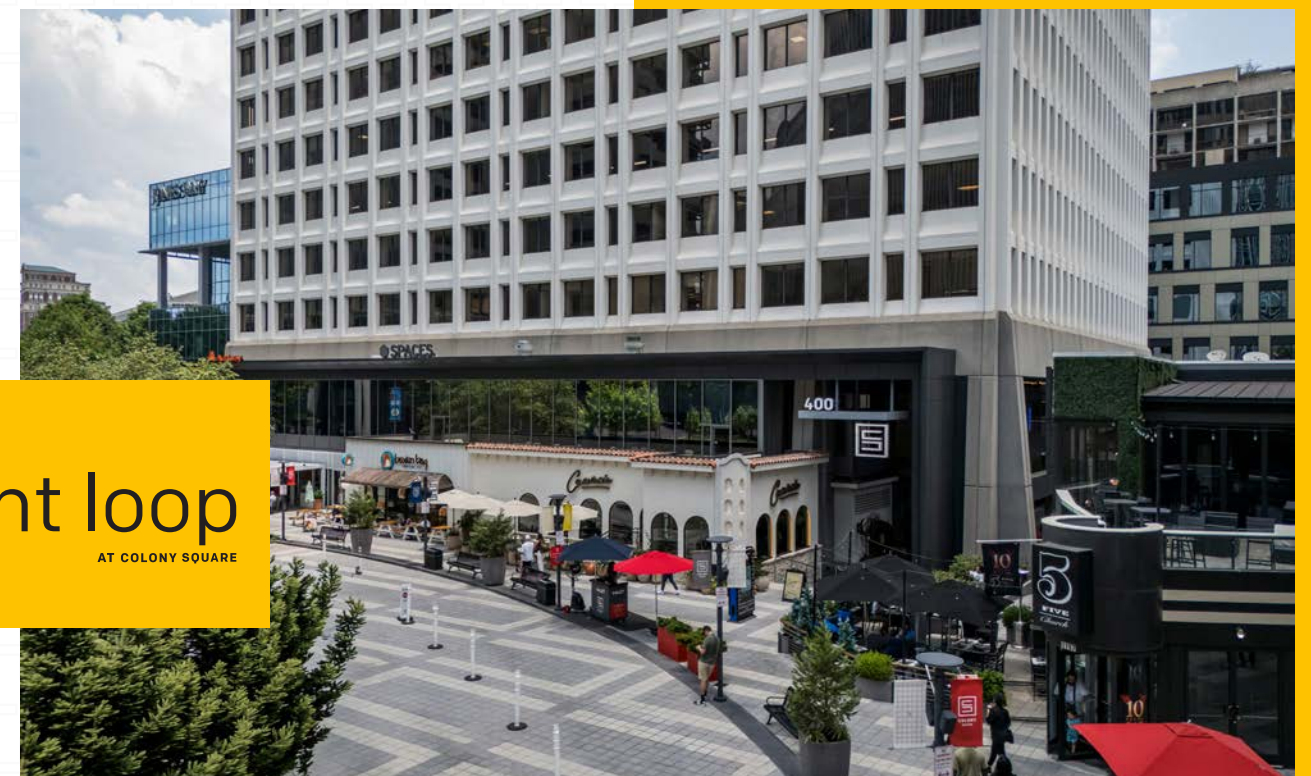
2/1000 SF
Parking Ratio

Large Block & Unique Signage Opportunity in Building 400

Full floor and large block up to 70,000 RSF

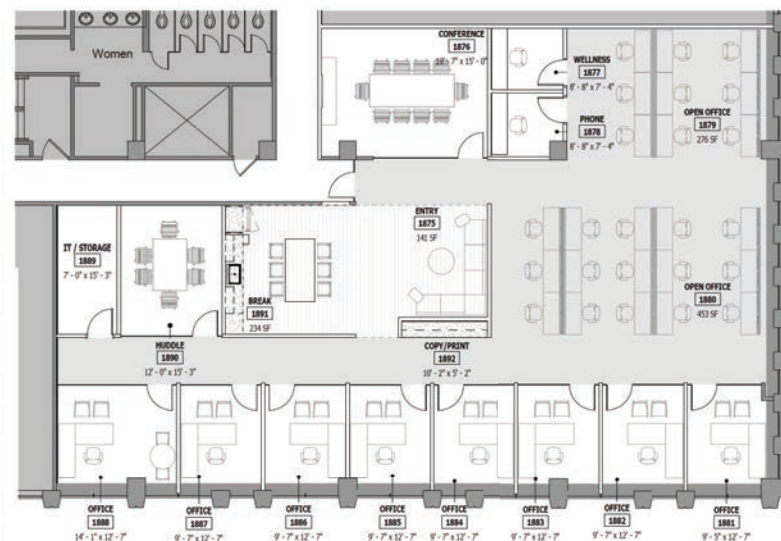


EXAMPLE FLOOR PLATE
SUITE 500 | 20,173 RSF

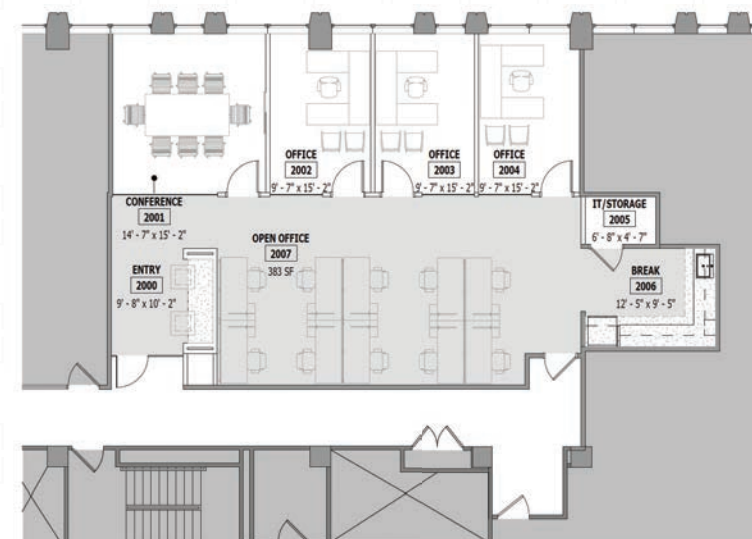


the
front loop
AT COLONY SQUARE

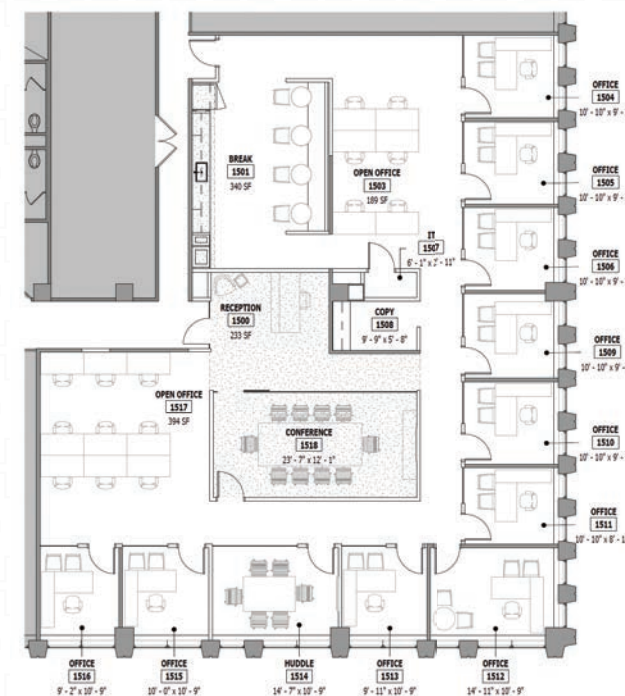
Move-in ready Spec Suites and turnkey options available, ranging from multi-tenant to full floor.



SUITE 1875 | 5,538 RSF



SUITE 2025 | 2,009 RSF



SUITE 1550 | 4,331 RSF





Colony Square offers a host of restaurant and retail services designed to make your workday alive with possibility

DINING



HOLEMAN AND FINCH



RETAIL



Lush Nail Bar



COLONY SQUARE
E|Y|E|C|A|R|E





CLUB COLONY SQUARE

Club Colony Square provides guests and tenants resort-level services, elevating every aspect of the Colony Square experience. From planning office outings to VIP welcomes for guests, the team of dedicated ExperienceMakers® are here to make your time exceptional. Located at the base of Building 300 at the heart of the property, Concierge will ensure five-star service is provided around every corner.

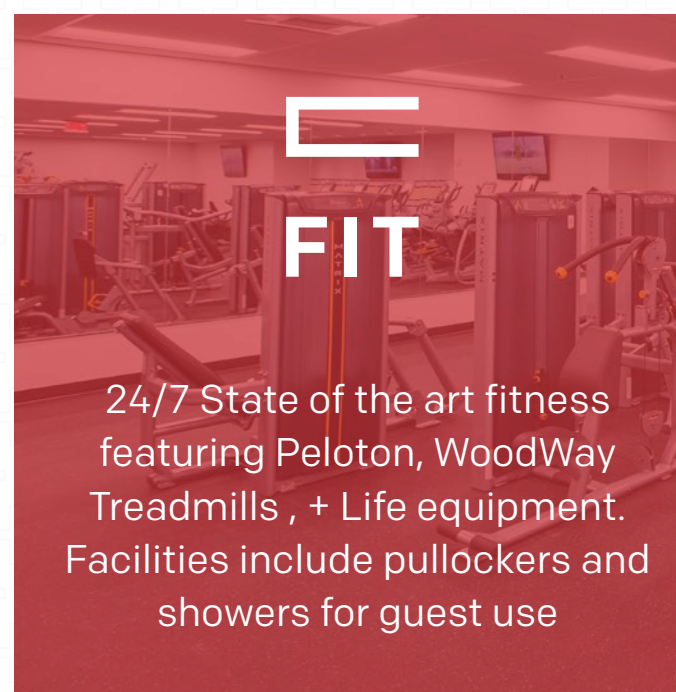
CONCIERGE SERVICES

- Car wash + detailing services
- Coordination of dry-cleaning services
- Dining information + reservation assistance
- Event enhancements + coordination assistance
- Exclusive events + promotions
- Restaurant delivery to office tenants
- Retail + restaurant discounts for office tenants
- VIP coordination for guests of office tenants



CYCLE

Indoor, secured bike storage



24/7 State of the art fitness featuring Peloton, WoodWay Treadmills , + Life equipment. Facilities include pullockers and showers for guest use



ON-SITE AMENITIES



SUITE

3 Flexible conference room spaces, available by reservation



PROPERTY ACCESS



1 block away



Piedmont Park

7 minute walk



Parking Garage

3 entry points
Valet parking
available daily

- 10 Retail, wellness + services locations
- 10 Sit + stay restaurants locations
- 10 Grab + go dining options
- 5 Various services offered
- 5 Spaces to unwind + gather



ABOUT JAMESTOWN

Jamestown is a design-focused, vertically integrated real estate investment manager and service provider with over 40 years of experience and a mission to create places that inspire. Since its founding in 1983, Jamestown has executed transactions exceeding \$40 billion, has assets under management of \$14.2 billion and a portfolio spanning key markets throughout the U.S., Latin America, and Europe. Properties span across 11 global offices, with current and previous projects including One Times Square and Chelsea Market in New York, Ponce City Market in Atlanta, Ghirardelli Square in San Francisco, the Innovation and Design Buildings in Boston and Lisbon, and Groot Handelsgebouw in Rotterdam.



For more information, visit www.jamestownlp.com





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