



4700 NELSON BROGDON BLVD, BUFORD, GA 30518



FLOOR: 2ND Floor, Suite 220

AREA: Approximately 2,994 RSF

RENTAL RATE: Upon Request

TENANT ALLOWANCE: Negotiable

POSSESSION: Immediately Available

TERM: April 30, 2029

FEATURES:

- Existing Dental
- **TURNKEY SPACE, NEWLY RENOVATED**
- Six to Eight Exam Rooms
- Dental X-Ray
- Break Room
- Doctor Office
- Patient & Staff Restrooms

BUILDING & AREA AMENITIES:

- Close Access to I-985
- On-Site Pharmacy
- Near many retail and restaurant options
- 4.0/ 1,000 RSF parking ratio, at no cost

For more information and to schedule visits
to 4700 Nelson Brogdon, please contact:

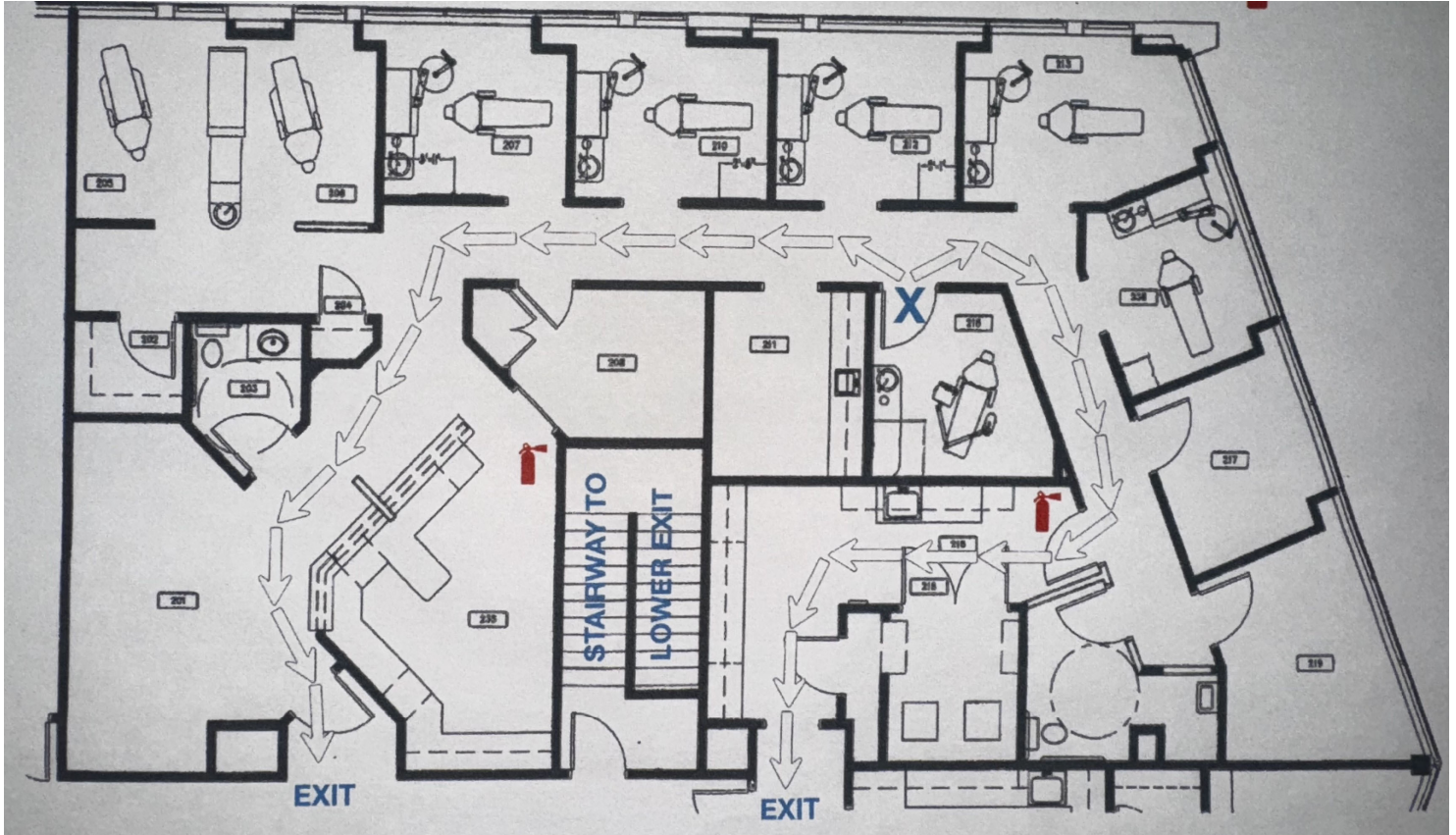
CRAIG MENDEL

404.840.0252

Craig.Mendel@gmail.com



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* Note: FF&E may not be included as part of sublease.

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