

Updated:

# Vacancy list @ 3230 Steve Reynolds Blvd.

This is an **informal** estimate of the **offering** price

Ste #	Build out	Grease trap?	Square Footage	\$ Rate PSF Base Rent	Monthly Base Rent	\$ Rate PSF CAM (2023)	Monthly CAM	Total Per Month (Estimate)
2nd floor-218	office/retail	NO	1,100	\$18.00	\$1,650.00	\$5.98	\$548.17	\$2,198.17
2nd floor-219	office/retail	NO	2,200	\$18.00	\$3,300.00	\$5.98	\$1,096.33	\$4,396.33
2nd floor-220	office/retail	NO	780	\$18.00	\$1,170.00	\$5.98	\$388.70	\$1,558.70

Shopping Center Restrictions on use:	Vape/Smoke Shops, Church, Event Hall, COAM/Gaming Machines, direct competition to current Tenant's business (restaurants will be a case by case basis), in addition to the Exhibit attached if available.
Lockbox Location	Please request to Leasing Agent for CMC Real Estate Group at <a href="mailto:info@cmcreg.com">info@cmcreg.com</a> or 470-712-2504 Ext#1015