

Retail/ Office Space Available For Lease

2711 E College Ave, Avondale Estates, GA 30030



SKYLAR FORTIN

678.386.7148

SKYLAR@TERMINUSCRE.COM





PROPERTY HIGHLIGHTS

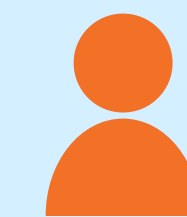
- 1,050-2,140 SF of second floor Retail/Office space available for lease
- Prime corner location at Arcadia Ave & E College Ave Intersection
- Located in the heart of Avondale Estates
- Close Proximity to The Willis (197 units), The Jade at Avondale (270 units), The Overlook at Avondale Estates (66 units), Connect Decatur (378 units), Cortland Decatur (378 units)
- Minutes from Avondale MARTA Station – 0.3 miles
- Easy access to Decatur and 1-285
- Fronts East College Ave with ~20,000 VPD



Avondale Estates, GA By the Numbers



Walk Score 66



Median Age 48.8

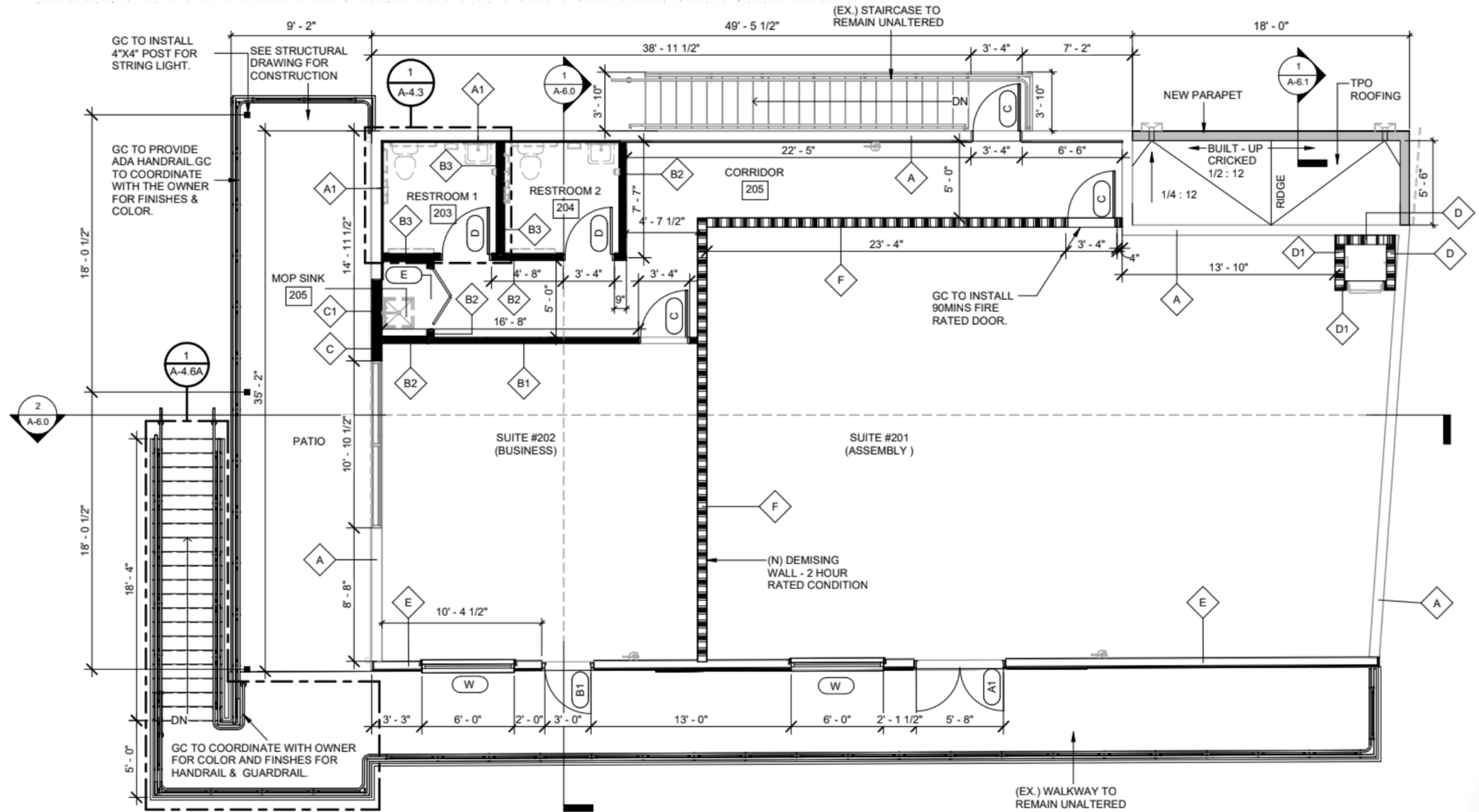


AVG. HHI \$138,186



Consumer Spending:
2 miles- \$864.5 million
5 miles- \$4.2 billion
10 miles- \$14.5 billion

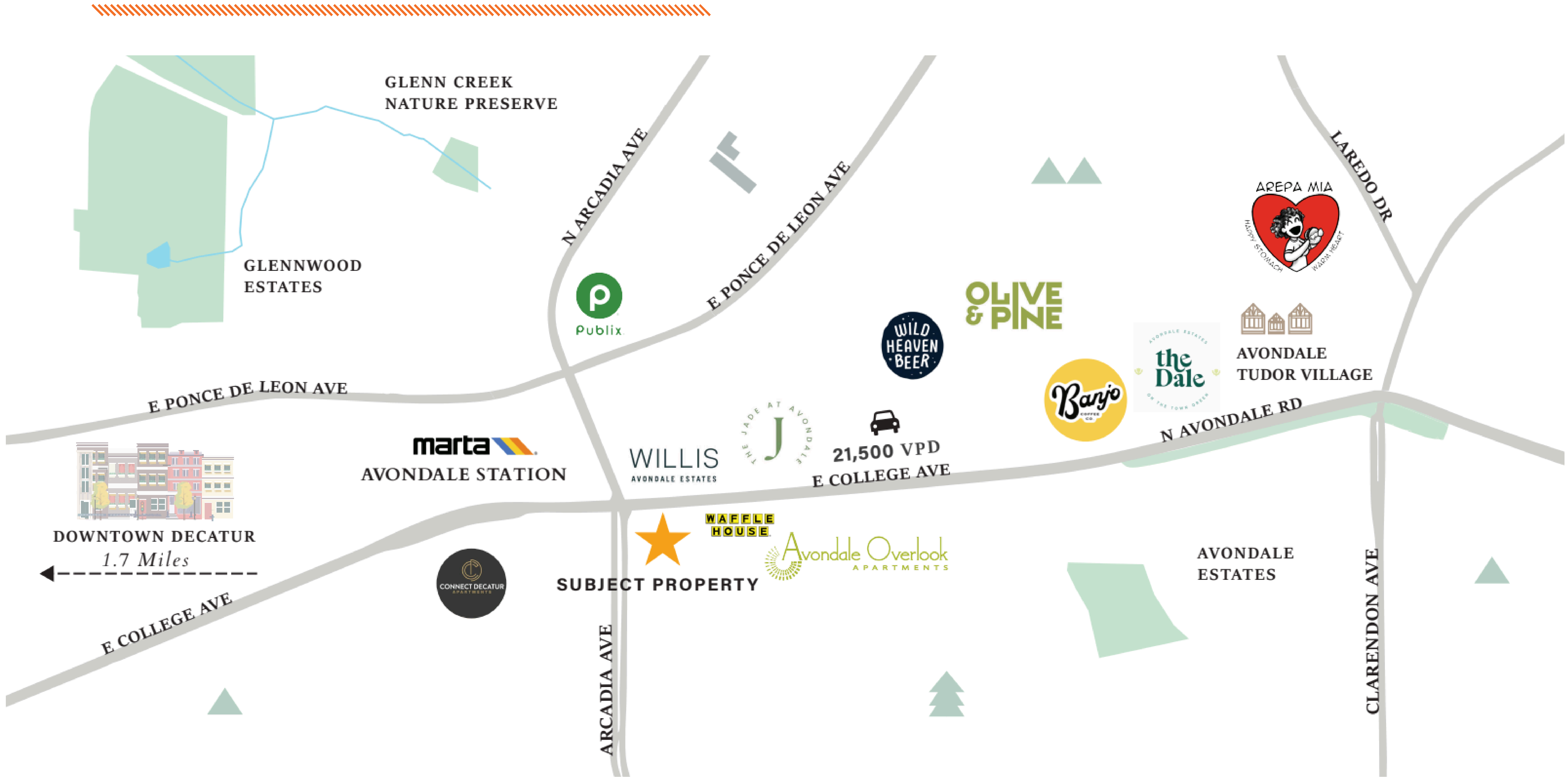
FLOORPLAN



2 SECOND FLOOR DIMENSIONED FLOOR PLAN
3/16" = 1'-0"



AMENITY MAP



TERMINUS
COMMERCIAL
REAL ESTATE PARTNERS



EST
2015

SKYLAR FORTIN | 678.386.7148 | SKYLAR@TERMINUSCRE.COM