



6,725 SF OFFICE
SPACE AVAILABLE
BUILDING 11
SUITE 100



GOVERNOR'S RIDGE OFFICE PARK

1640 POWERS FERRY RD, MARIETTA, GA 30067
BUILDING 11

PROPERTY HIGHLIGHTS

- ABUNDANT FREE SURFACE PARKING - IDEAL FOR HIGH-
VOLUME PRACTICES
- FIRST-FLOOR ACCESS - NO ELEVATOR REQUIRED
- COMPETITIVE LANDLORD TI ALLOWANCE FOR QUALIFIED
- IDEAL FOR PRIMARY CARE, SPECIALTY, PHYSICAL
THERAPY, BEHAVIORAL HEALTH, DENTAL & OUTPATIENT
- PRESTIGE EAST COBB ADDRESS - EASY ACCESS FROM
I-285 & I-75
- PARK-LIKE SETTING WITH FINE DINING AND REGIONAL
RETAIL NEARBY

CONTACT

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Available 6,725 SF - Governor's Ridge Office Park

Suite 100 — First Floor

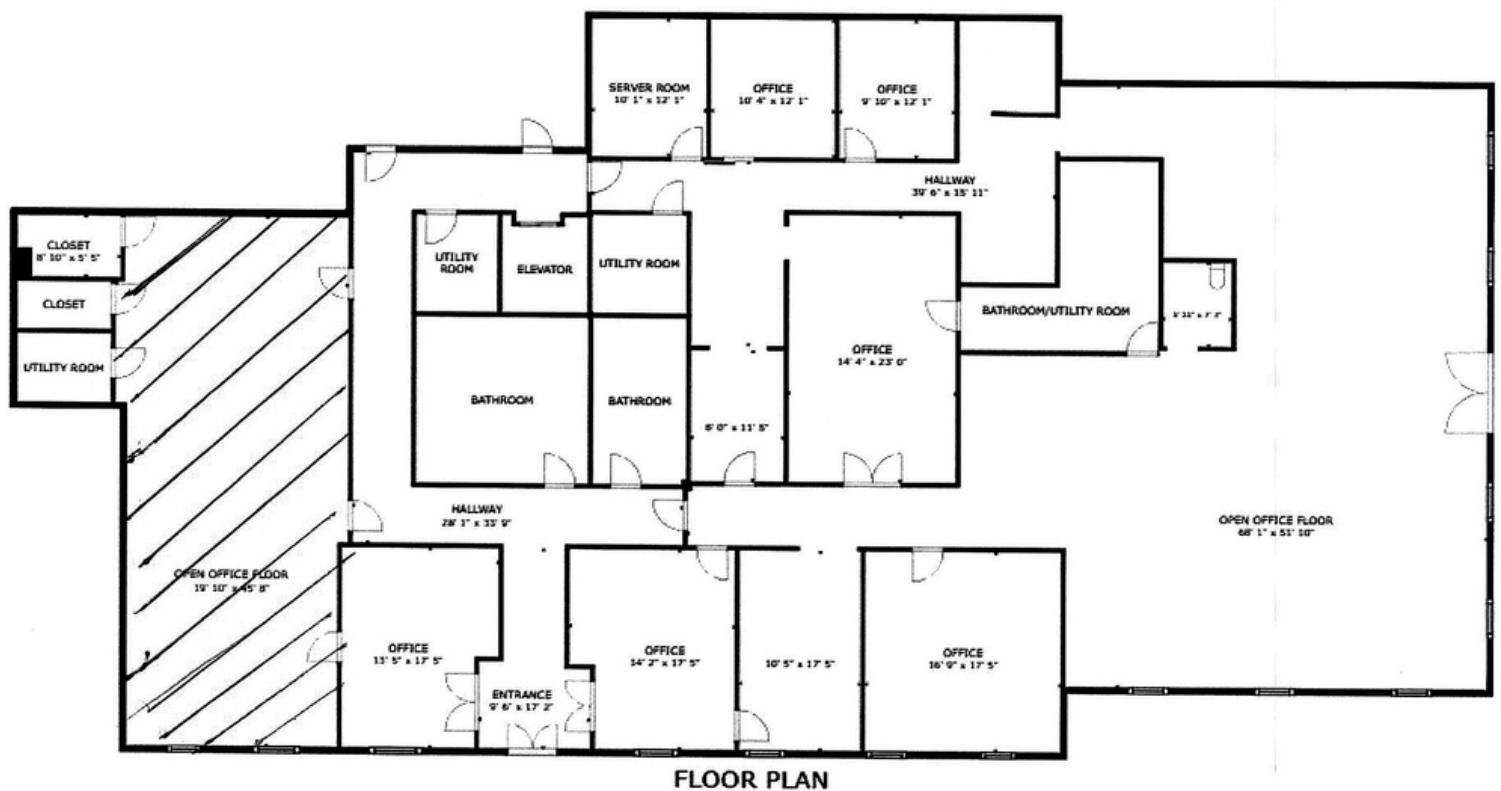
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Suite 100

6,725 SF

Medical Office Conversion

- Multiple private offices + open floor areas
- Two full bathrooms + utility room
- Server room & dedicated storage
- Direct exterior access
- Ample free surface parking for patients & staff
- Landlord TI available for healthcare tenants



FIRST FLOOR
OFFICE
SUITE

SUITE 100
6,725 SF

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OFFICE PARK**

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BUILDING 11, SUITE 200

