



St. Francis Office Suites

2013 Devonshire Drive, Columbus, Georgia 31904

Property Overview

Newly renovated executive office suites located in North Columbus, just one block from Manchester Expressway & St. Francis Emory Hospital.

Smart Thermostats, New HVAC, New LVP floor & carpet, as well as fresh paint and LED lights throughout. Power, Water, Wifi, and All Maintenance Included.

Professionally Managed, Secured Key Fob Access and 24-Hour Video surveillance. Rental amount subject to change without notice. Professional office leases only; no salons to include hair, nails, aesthetics etc. Contact Broker for more details.

Offering Summary

Lease Rate:	\$1,500.00 /mo
Lease Type:	Utilities Included
Building Size:	9,141 SF
Available SF:	675 SF

Demographics 1 Mile 3 Miles 5 Miles

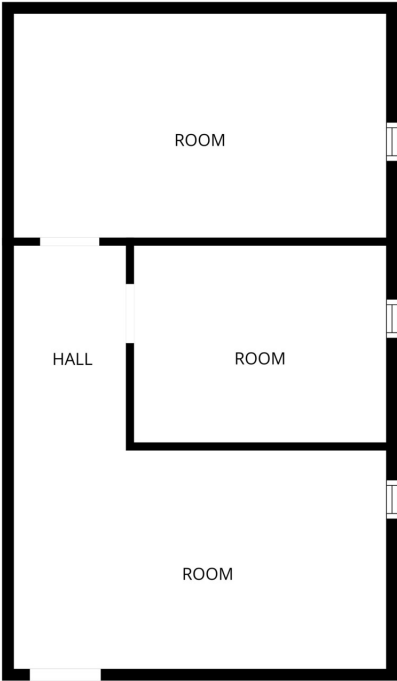
Total Households	3,683	26,666	59,064
Total Population	8,351	61,550	140,548
Average HH Income	\$45,715	\$55,935	\$52,209

For More Information

Amy D. Gill, MICP, MRP

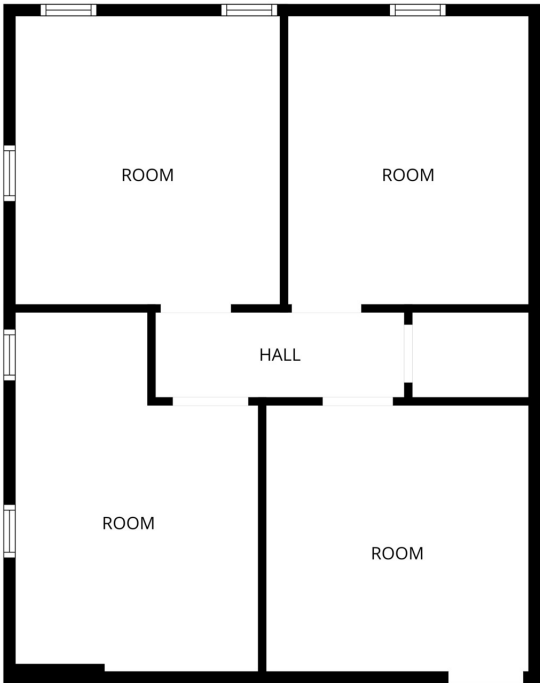
O: 706 660 5418 x1009 | C: 706 562 3616
agill@g2cre.com | GA #381793





Suite 1350

FLOOR PLAN CREATED BY CURBUSA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

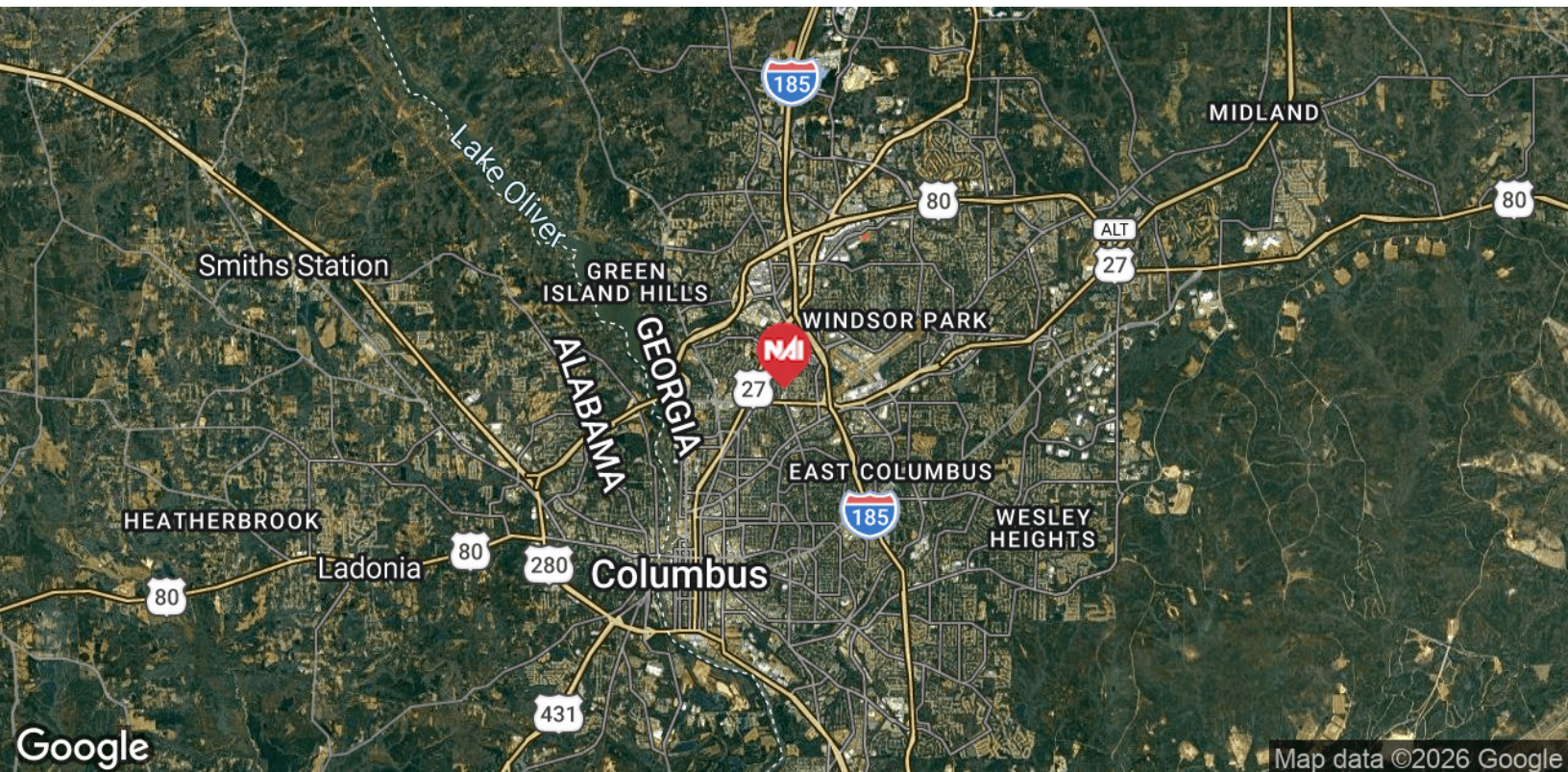
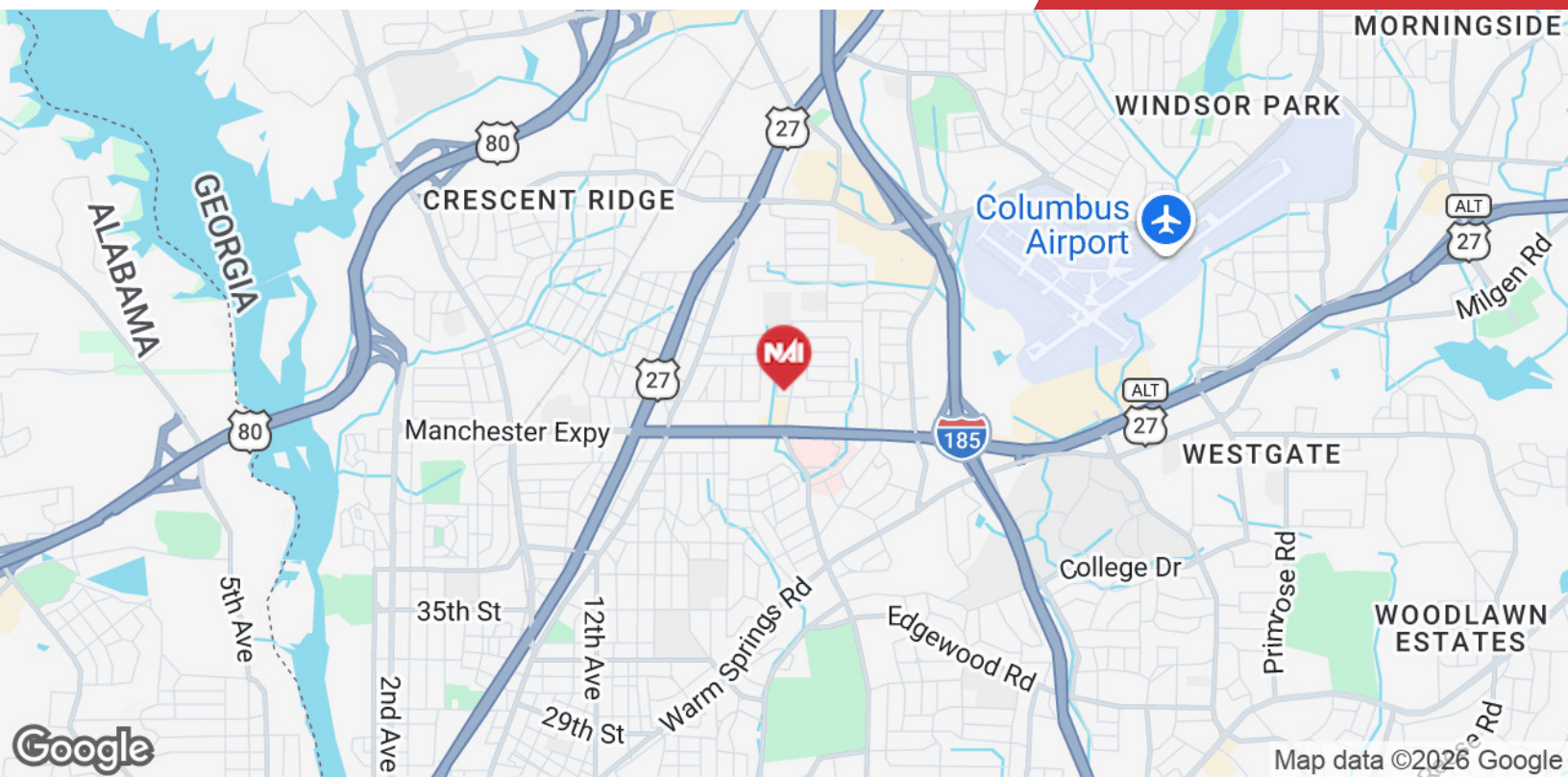


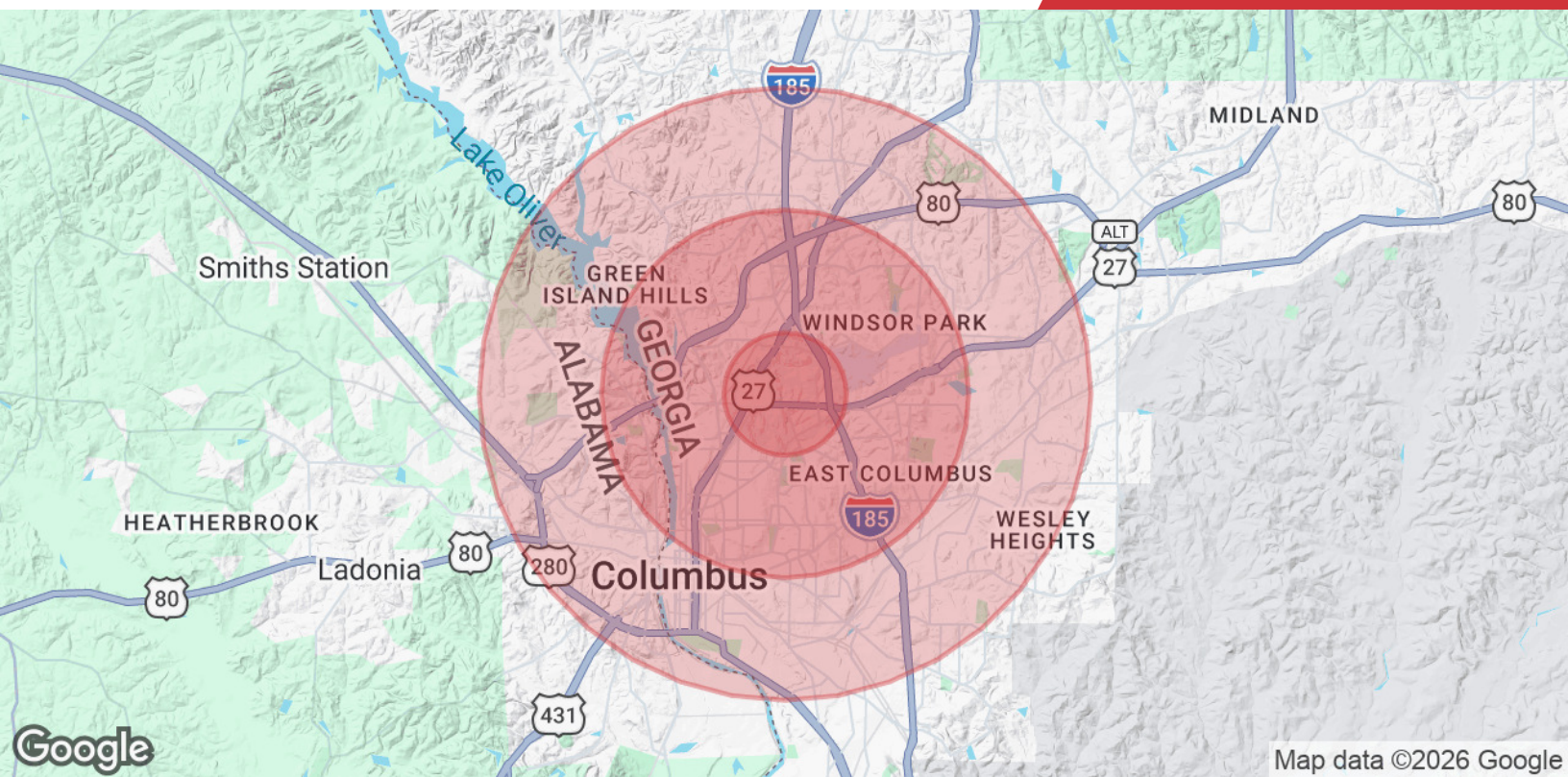
Suite 1500

FLOOR PLAN CREATED BY CURBUSA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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Population

	1 Mile	3 Miles	5 Miles
Total Population	8,351	61,550	140,548
Average Age	40.2	36.9	36.1
Average Age (Male)	37.0	35.8	34.5
Average Age (Female)	41.8	37.6	37.3

Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	3,683	26,666	59,064
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$45,715	\$55,935	\$52,209
Average House Value	\$128,854	\$170,306	\$151,829

* Demographic data derived from 2020 ACS - US Census

Owner Disclosure Notice

Member(s) of the property ownership are licensed real estate professionals in the State of Georgia, and hold an ownership interest in the property being advertised.