

RETAIL SPACE AVAILABLE FOR LEASE

3580 PIERCE DR. STE 140 & 155, CHAMBLEE, GA 30341



ZACH MILLER
404.309.8644
ZACH@TERMINUSCRE.COM

SKYLAR FORTIN
678.386.7148
SKYLAR@TERMINUSCRE.COM





Property Highlights ***FLEX Retail Spaces***

- Suite 140: +/- 2,850/SF & Suite 155: +/- 2,095/SF
- Destination Retail Center, strong co-tenancy
- Newly installed HVAC, ample signage opportunities
- Fitness, Personal Care/Grooming, Medical/Wellness
- Located directly off of thriving Peachtree Blvd commercial artery, in close proximity to historic downtown Chamblee and Chamblee High School
- Centrally placed at the crossroads of Brookhaven, Doraville, and Chamblee submarkets
- Adjacent to Crate & Barrell CB2 Outlet (Peachtree Pky)
- Quick access to I-285, I-85, Buford Hwy
- Significant surrounding population density with high household incomes





Chamblee, GA By the Numbers



Walk Score **60**



Transit Score **40**



Median Age **36**



Bachelor's Degree Or Higher **52%**

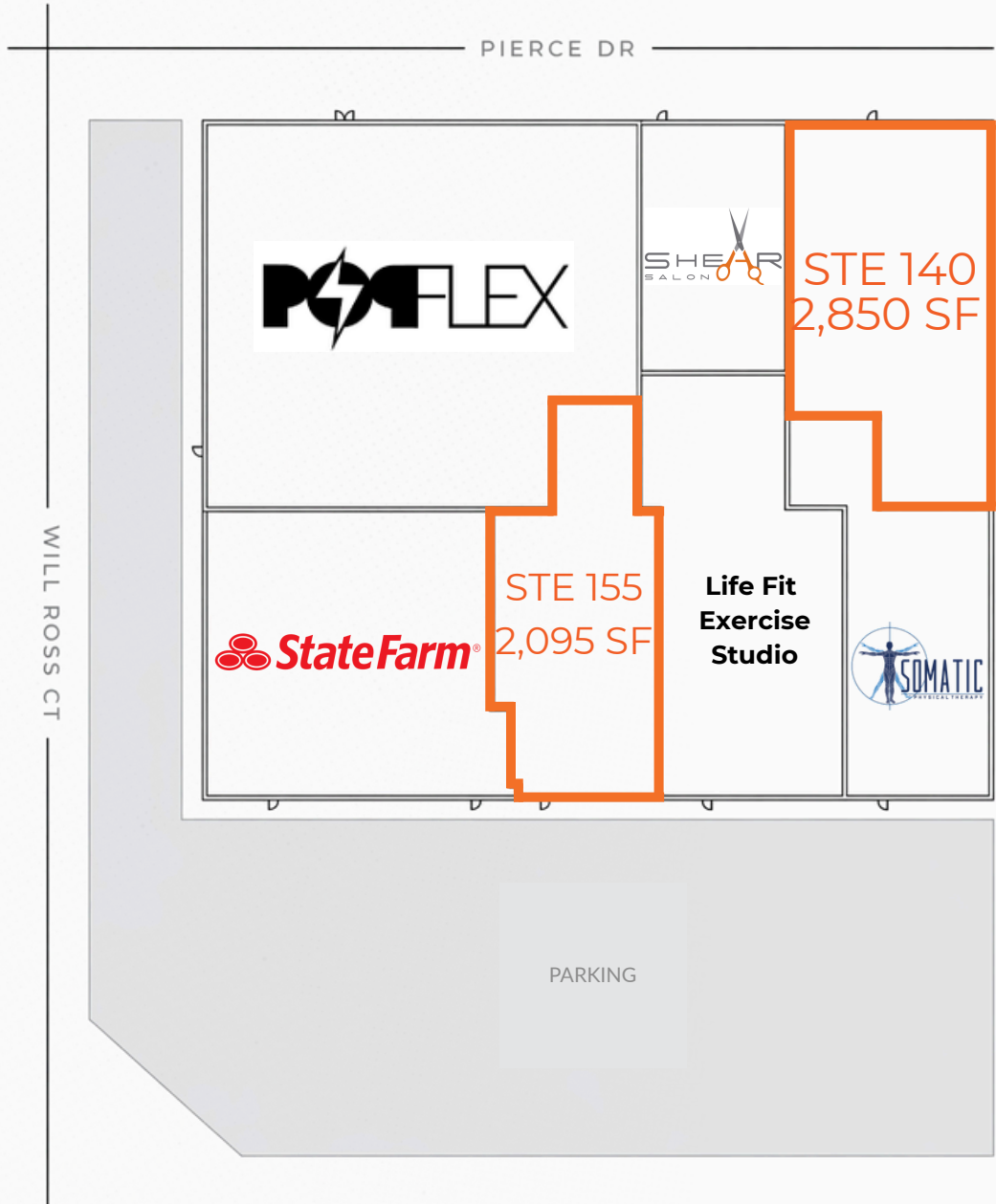


AVG. HHI **\$123,451**



2000-2023 Population Growth **242%+**

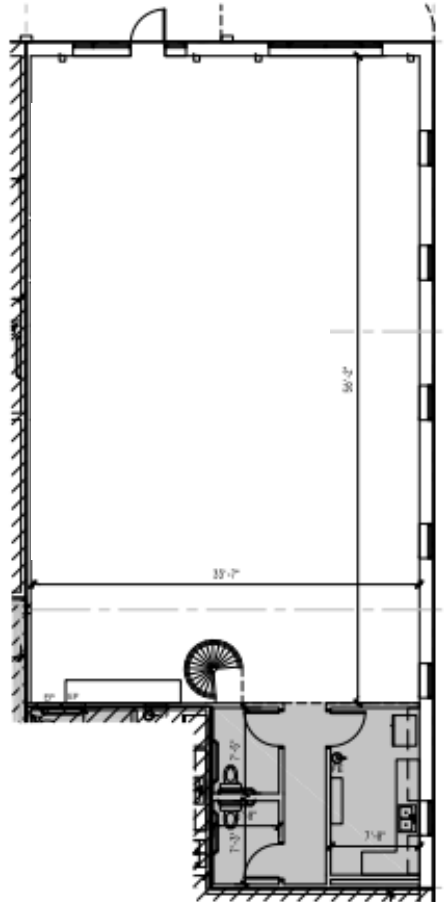
BUILDING LAYOUT



FLOOR PLAN

SUITE 140

3580 PIERCE DR.
CHAMBLEE, GA 30341



PLANNING
INTERIORS

U
N

SUITE 140 • 2,568 RSF • MEZZANINE • 282 SF

INTERIOR IMAGES

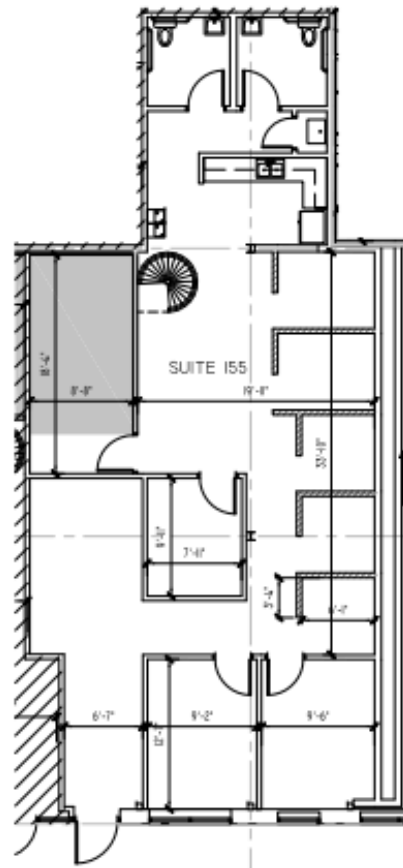
SUITE 140



FLOOR PLAN

SUITE 155

3580 PIERCE DR.
CHAMBLEE, GA 30341



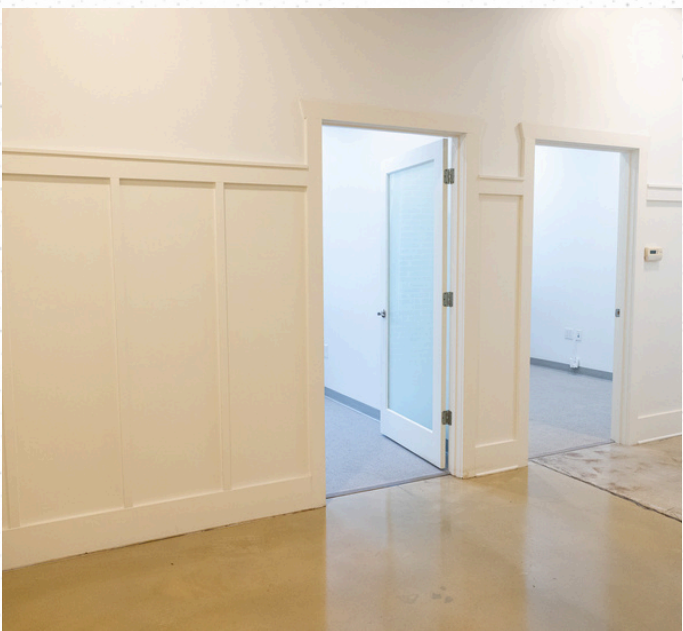
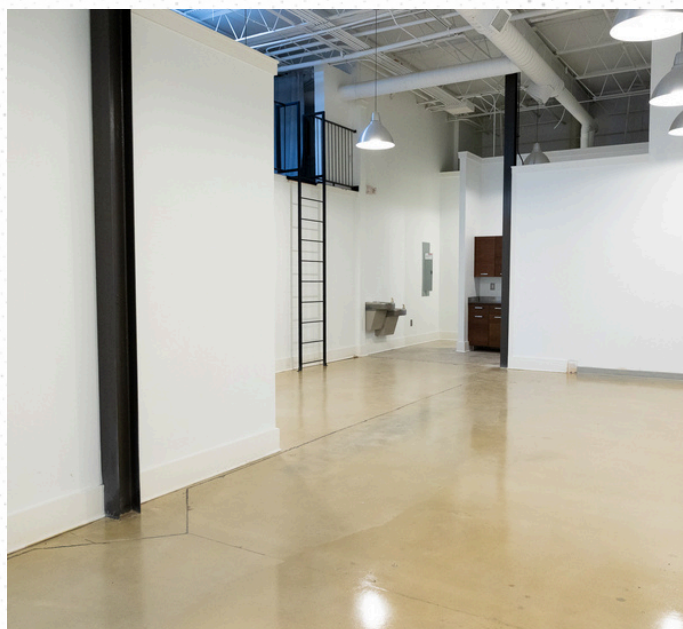
PLANNING
INTERIORS



SUITE 155 • 1,945 RSF • MEZZANINE • 150 SF

INTERIOR IMAGES

SUITE 155



AMENITY MAP

DOWNTOWN CHAMBLEE

- 1 BRONX BAGEL BUGGY
- 2 ANTIGUO LOBO
- 3 BLUETOP
- 4 SOUTHBOUND
- 5 HOPSTIX



CHAMBLEE CITY HALL



FUTURE CHAMBLEE CITY CENTER SITE

PEACHTREE BLVD

- 1 THE DECO (ORANGE THEORY)
- 2 ATTIVA PEACHTREE (OAXACA, MOSAIC)
- 3 MANOR CHAMBLEE (LAYLO CAFE, HAMMER N NAILS)
- 4 PARKVIEW ON PEACHTREE (FUDO, RREAL TACOS, ALDEN)



Crate&Barrel
CB2
OUTLET



SUBJECT PROPERTY



ASANA
PARTNERS

TERMINUS

COMMERCIAL

REAL ESTATE PARTNERS

EST
2015

ZACH MILLER | 404.309.8644 | ZACH@TERMINUSCRE.COM

SKYLAR FORTIN | 678.386.7148 | SKYLAR@TERMINUSCRE.COM