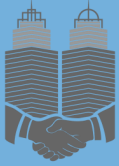


# Chosewood Park Redevelopment Site



**ATL** COMMERCIAL  
REAL ESTATE

The combined 2.44+/- Parcels are in the middle of explosive multi family developments

This is an opportunity for a developer to have recent and in progress developments of

**Chosewood Park & Summerhill Area** as the wind behind their sail.

**1174 McDonald Dr SE, Atlanta, GA 30315**

Entitled MR-4a Multi-Family [MuniCode Link](#)

approx. 300' form the



Walkable to New Retail and Amenities



Offered at \$3,172,000

**MR-4A district- the intent of which is described below:**

*Eight-story, multi-family dwellings*

[MuniCode Link](#)

Utilities are in Place



ATL Commercial Real Estate, Inc

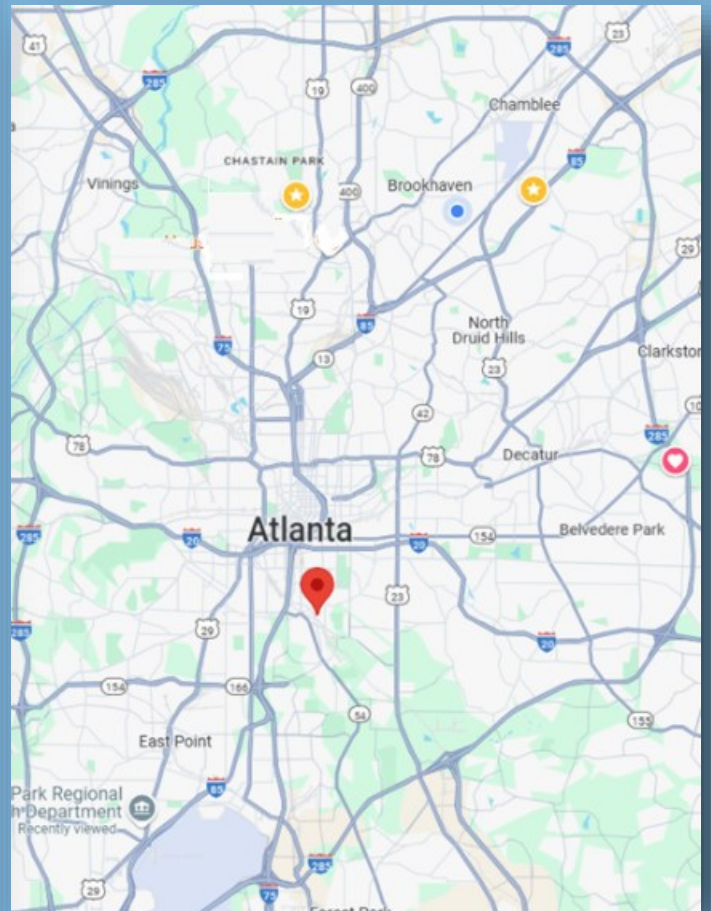
678-209-3100

[RickFerguson@ATL-CRE.com](mailto:RickFerguson@ATL-CRE.com)

# THE LOCATION



1174 McDonald  
Subject Property



# Chosewood Park

Cleared Brown Dirt Shows Construction in Progress

[Link to Development in Chosewood](#)



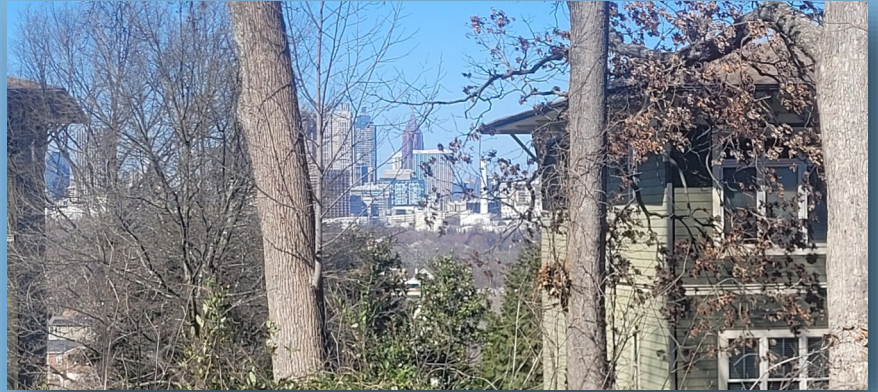
**Housing Development Moving Forward in Chosewood Park**  
More than 100 units and ground-floor commercial space are planned for Residences at Chosewood Park.



Rendering: Gorman & Company

Image: Gorman & Co.

# Hilltop Property w/View



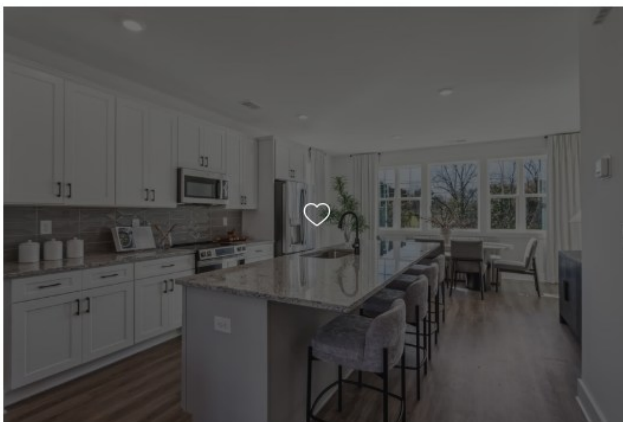
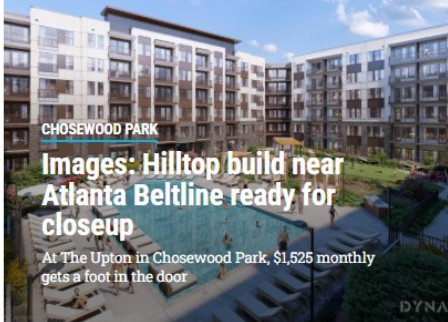


# The Revitalization

Link: [Revitalization](#)

## Chosewood Park

URBANIZE ATLANTA



*Three Points*  
AT CHOSEWOOD PARK



## **Rick Ferguson**

*Managing Broker- ATL Commercial Real Estate, Inc. License H77278*

[RickFerguson@ATL-CRE.com](mailto:RickFerguson@ATL-CRE.com)

678-209-3100

Rick Ferguson's commercial real estate expertise centers on common sense and skilled negotiations. Raised in a middle class, blue collar town in upstate New York, Rick learned how to work hard, be persistent and get things done.

Upon graduation from Siena College with a bachelor's degree in marketing and management, Rick visited Atlanta and was fascinated by its business community's fast pace and enormous potential. Two weeks after his original visit, Rick relocated to the city and begun what would be a 20-year career selling commercial telephone systems to hundreds of businesses, including real estate offices, doctors, attorneys, CPAs, wealth management consultants, construction companies and more.

In 2005 Rick secured his real estate license and began facilitating site selection for various firms working to locate, negotiate and lease office space. In addition to site selection, Rick's company, ATL Commercial Real Estate, Inc., represents firms and investors as they work to acquire commercial real estate. The company especially prides itself on taking property to market and selling for higher than anticipated. In 2019 Rick became licensed as a broker and can now supervise real estate agents.

Rick lives in Brookhaven with Kathy, his Atlanta-born wife, and is quickly becoming an empty nester as his children (two adopted from Russia and one an Atlanta native) venture into the real world. Rick's hobbies include road biking, traveling, boating & driving his vintage convertible.

*Organizations: National Association of Realtors, Georgia Association of Realtors, Atlanta Commercial Board of Realtors, Real Professionals Network, Buckhead 50 Club, Southern Resource Group, Siena Alumni Organization & Dunwoody Baptist*