

FOR LEASE 2,200 SF

135 MAPLE ST. AVONDALE ESTATES, GA 30030



AVAILABLE
SEPTEMBER 2026

BASE RENT **\$3,666/mo**

NNN EST. **\$630/mo**

IDEAL USES

MEDICAL OFFICE THERAPY STUDIO

RETAIL CAFE / LOUNGE WELLNESS

PROFESSIONAL SERVICES EDUCATION

SPECIFICATIONS

- ✓ **7 Private Offices/ Rooms**
Each with private door(s), natural light - ready for use
- ✓ **2 Restrooms**
ADA-accessible, updated
- ✓ **Multiple Waiting Areas**
Front entrance and secondary flex space
- ✓ **Back Storage Room**
Secure, internal storage, with dual access
- ✓ **21 Dedicated Parking Spots & Signage**
- ✓ **Green Space & Outdoor Storage Shed**
Front garden and ample outdoor space plus detached shed for additional storage

PRIME LOCATION

135 Maple Street sits at the center of Avondale Estates' most exciting transformation in decades - a mixed-use development anchored at College Avenue and Maple Street is bringing 800 new residences, retail, and dining to this corridor — joined by The Dale, a new commercial hub already activating the Town Green steps away.

Property managed by Owner. All information deemed reliable but not guaranteed.

Heather Davis / Leasing Agent

404-791-9554

heatherdavis011@gmail.com

2,200 SF FOR LEASE

135 MAPLE ST. AVONDALE ESTATES, GA 30030

BUILDING A



2,200 SF FOR LEASE

135 MAPLE ST. AVONDALE ESTATES, GA 30030

BUILDING A



2,200 SF FOR LEASE

135 MAPLE ST. AVONDALE ESTATES, GA 30030

BUILDING A

