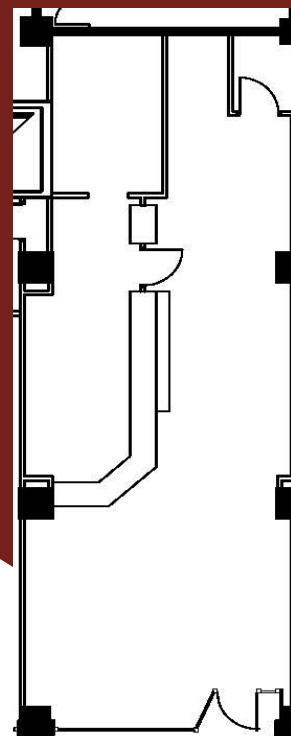


# AVAILABLE FOR LEASE

## Downtown 2nd Generation Street Level Restaurant Space



**14 Decatur St. SE, Atlanta, GA 30303**

**RATE:** \$35.00/SF NNN

**OPEX:** \$ 5.25/SF (Estimated for 2021)

**SIZE:** 1,360 RSF

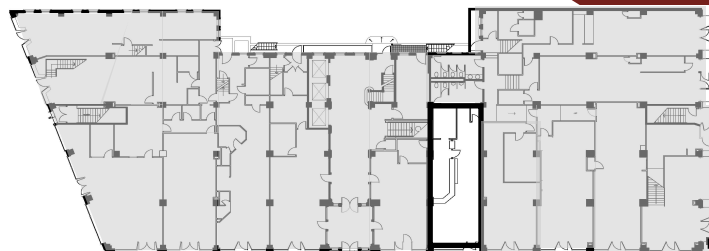
- Space Is Built Out as Restaurant with 10 Foot Vent Hood
- Street Level Restaurant Access and Exposure
- Adjacent to GA State University / Woodruff Park / Five Points
- All FF&E Included in Space
- MARTA Rail & Street Car Access
- Located in the heart of the Opportunity Zone. For more information go to <https://www.investatlanta.com/business/bonds-incentives/opportunity-zones/>
- Building on the National Register of Historic Places

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