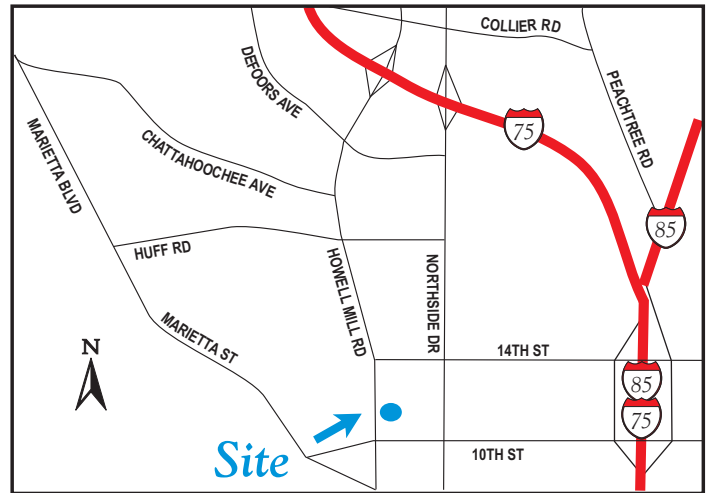


West Midtown Retail Property For Sale

1005 Howell Mill Road
Atlanta, Georgia 30318



For Sale

Building A - 9,608 SF

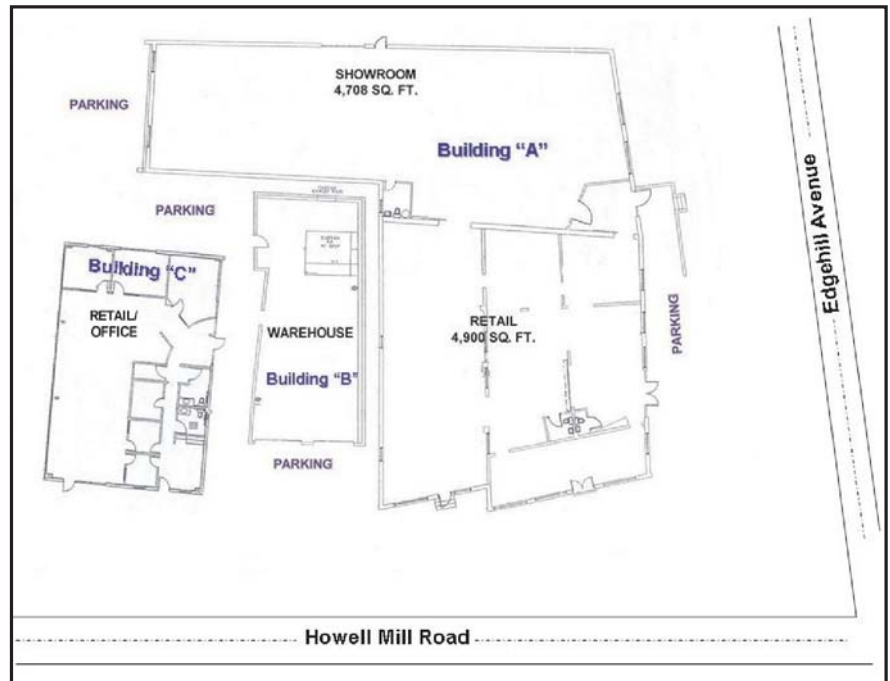
4,900 SF Retail &

4,708 SF Showroom/Warehouse

Building B- 1,494 SF Warehouse

Building C - 2,480 SF Retail/Office

- Loft-Style Spaces with Open Floor Plans, High Ceilings and Concrete Floors
- Strong Potential for Future Re-development
- Free Parking & Great Signage Opportunities
- Excellent Exposure In Convenient West Midtown Location
- Quick Access to Interstates 75/85/400
- Traffic Count- 18,350 VPD
- Zoned I-1



| | |
|---|--|
|  ALAN JOEL PARTNERS | 962 Howell Mill Road, Suite 100 Atlanta, Georgia 30318 tel 404-869-2600 fax 404-869-2601 |
| | <i>Commercial Real Estate Brokerage & Investment</i> |

Contact: Karen Lowry (404/869-2635)

email: karen@alanjoelpartners.com or

For complete details, please visit www.alanjoelpartners.com

The information was obtained from sources we assume are reliable. We do not doubt its accuracy, however we do not guarantee it. No liability is assumed for errors and omissions. Information is subject to changes and withdrawal without notice.



1005 Howell Mill Road, Atlanta, Georgia 30318

Executive Summary

LOCATION: Near the corner of Howell Mill Road and Tenth Street next to the new La Fonda!

SIZE: +/-13,582 square feet (3 buildings) on .63 acres

ZONING: I-1

SALES PRICE: \$1,990,000 – Will look at all offers!

INCOME: Building A – Will consider sale/leaseback.
Building C - \$3,300/Month

UTILITIES: All utilities are available in quantities sufficient to service the property.

GOVERNMENTAL JURISDICTION: City of Atlanta

FRONTAGE: 206 feet on Howell Mill Road and 66 feet on Edgehill Avenue.

TAXES: \$19,654

CONTACT: Karen Lowry
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karen@alanjoelpartners.com
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