

811 Peachtree



* Signage and renderings are conceptual only and subject to City approval.

811 Peachtree



PROPERTY OVERVIEW

811 Peachtree offers an unmatched Midtown location in the center of it all. A true destination all in its own, 811 Peachtree gives you unrivaled access to Atlanta's bustling dining, retail, arts, and entertainment districts. And with easy highway and transit access, both just minutes away, your commute will be a breeze.

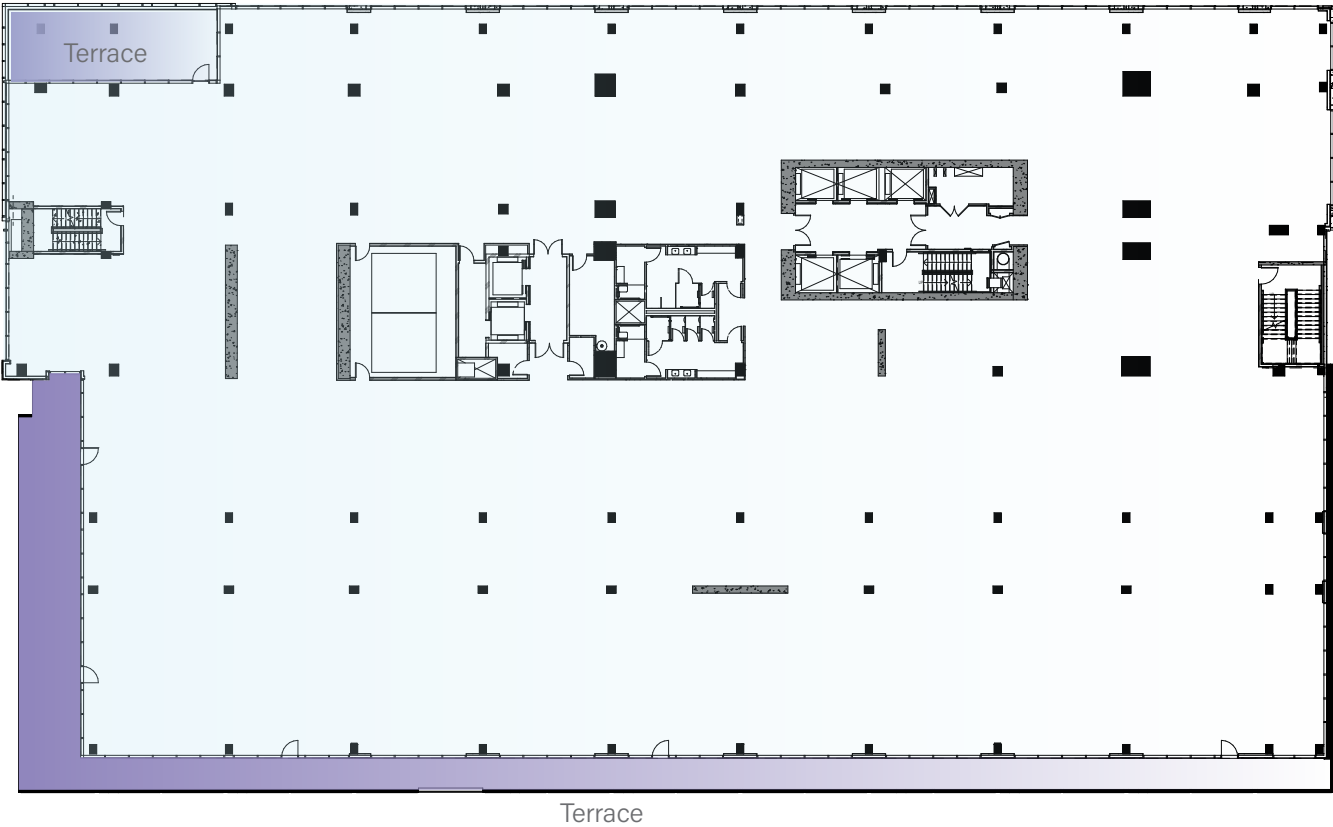


PROPERTY HIGHLIGHTS

- 86,618 RSF SF Available
 - o 6th floor – 44,933 RSF
 - o 7th floor – 41,685 RSF
- New construction on Peachtree within the 4th Quarter 2024
- Large efficient rectangular floorplate
- 10 - 16' Clear Height
- Building Eyebrow Signage Available
- Private terrace overlooking Peachtree Street
- Close proximity to Georgia Institute of Technology
- Private office street-level office lobby

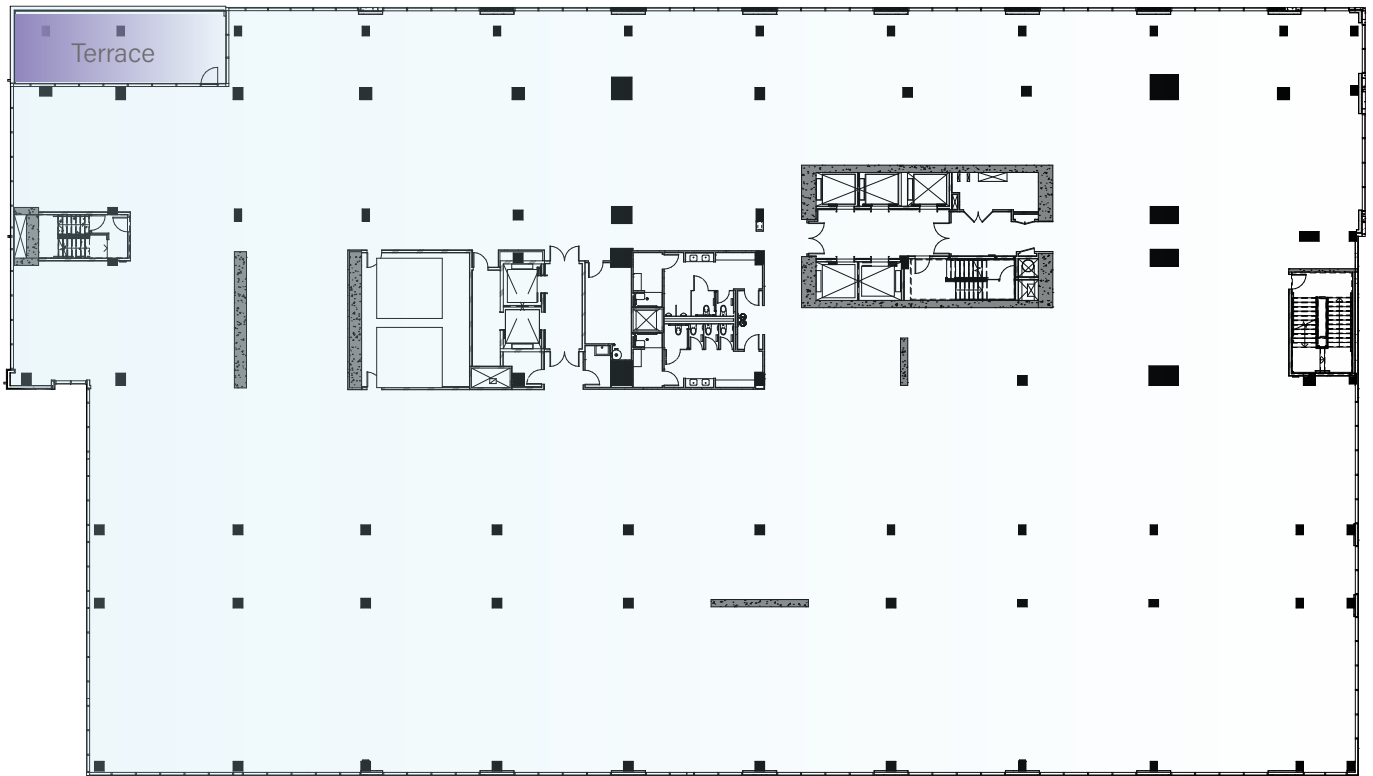
AVAILABILITY

6th Floor: 44,933 RSF



41 Peachtree

7th Floor: 41,685 RSF



AMENITIES

RESTAURANTS

- 1 Cypress Street Pint & Plate
- 2 The Vortex Bar And Grill - Midtown
- 3 Ecco Midtown
- 4 Mary Mac's Tea Room
- 5 Flying Biscuit Caf   - Midtown
- 6 Marlow's Tavern
- 7 Empire State South
- 8 Cafe Agora Midtown
- 9 The Lawrence
- 10 Ponko Chicken
- 11 Babs
- 12 26 Thai Kitchen & Bar - Midtown
- 13 Papi's Cuban & Caribbean Grill
- 14 Rreal Tacos
- 15 Mukja Korean Fried Chicken
- 16 10th & Piedmont
- 17 Atwoods Pizza Cafe
- 18 Fresh To Order
- 19 Senor Patron
- 20 Torched Hop Brewing
- 21 Negril ATL
- 22 Campagnolo
- 23 Waffle House
- 24 Tin Drum Asian Kitchen
- 25 Gyro Bros
- 26 Moes Southwest Grill
- 27 Umma's House
- 28 Tiff's Treats Cookie Delivery
- 29 Rowdy Tiger
- 30 QDOBA Mexican Eats

RETAILERS

- 1 Barnes & Noble
- 2 Publix Super Market
- 3 Mac's Beer & Wine
- 4 Savi Provisions
- 5 Blick Art Materials
- 6 The UPS Store
- 7 Shep's Midtown Ace

HOTELS, ARTS, & VENUE

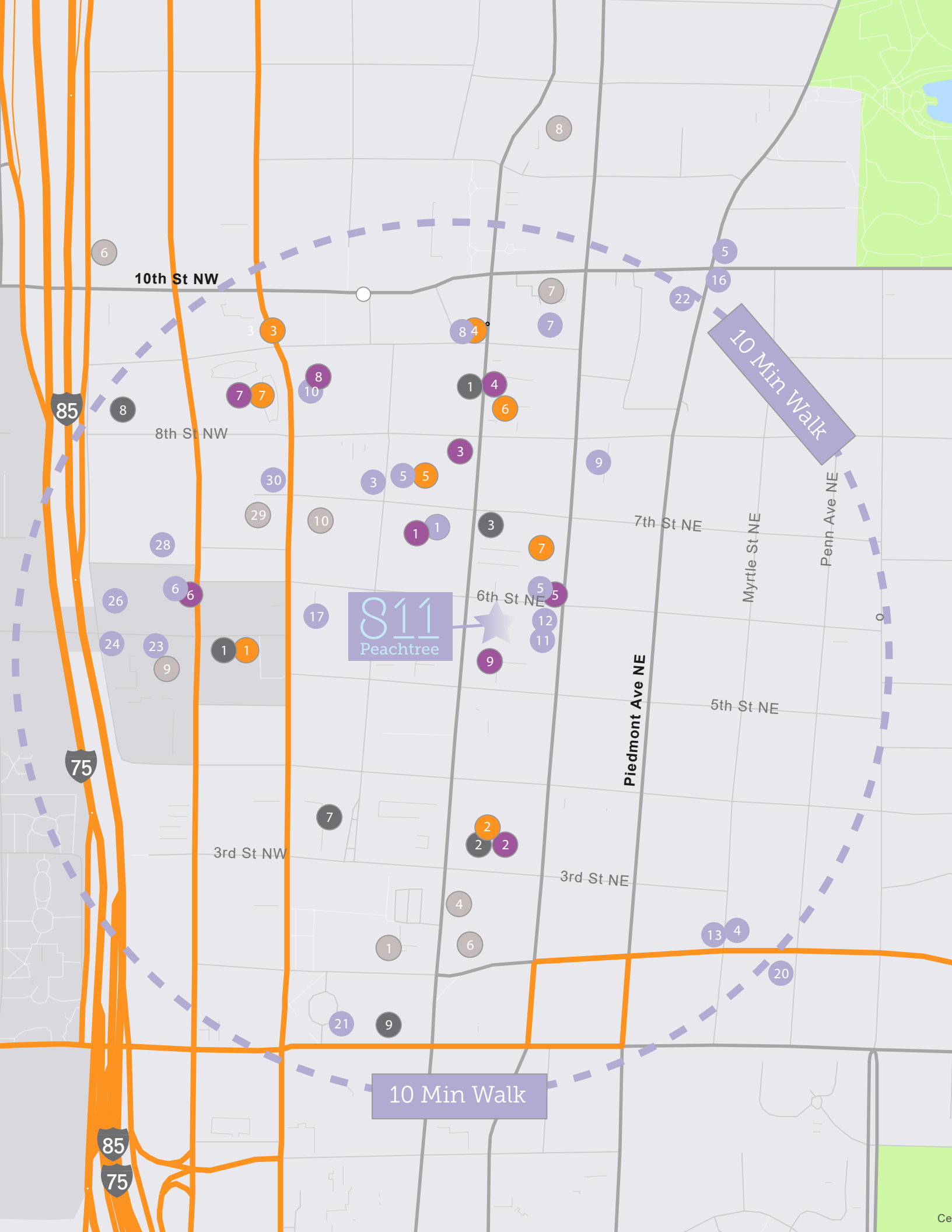
- 1 Fox Theatre - Atlanta
- 2 Renaissance Atlanta
- 3 The Georgian Terrace
- 4 Hotel Indigo Atlanta Midtown
- 5 Homewood Suites
- 6 Hilton Garden Inn by Marriott
- 7 Hyatt Centric Midtown
- 8 Loews Atlanta Hotel
- 9 GA Tech Hotel and Conference Ctr.
- 10 The Historic Academy of Medicine

FITNESS

- 1 CorePower Yoga
- 2 Stone Summit Midtown
- 3 Lion's Den Fitness
- 4 Orangetheory Fitness
- 5 BLAST Midtown
- 6 LA Fitness
- 7 Vibe Ride
- 8 (solidcore)
- 9 CITYROW Atlanta

CAFES

- 1 Sweet Hut Bakery & Cafe
- 2 Starbucks
- 3 Starbucks Reserve
- 4 Dancing Goats Midtown
- 5 Land of a Thousand Hills
- 6 Buffalo Bayou
- 7 725 Bistro
- 8 Momo Caf  
- 9 Tea Corner



811
Peachtree

10 Min Walk

10 Min Walk

10th St NW

8th St NW

7th St NE

6th St NE

5th St NE

3rd St NW

3rd St NE

Piedmont Ave NE

Myrtle St NE

Penn Ave NE

85

75

85

75

811 Peachtree



LEASING INFORMATION

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