



Current Available Spaces

OFFICES

- 141A1 Sams Street - Approx. 2050 sq ft, office and training areas, \$2050/ rent/mo/NNN, approx. \$1220/ mo in P/T, including utilities (phone & Wi-Fi not included). **expandable to 7900 sq ft**



- 189A1 Sams Street- Approx. 2800 sq ft, office with large rooms for training or classrooms space, \$2890 rent/mo/NNN, approx. \$1350/mo in P/T, including utilities (phone & Wi-Fi not included).



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kerry@eastdecaurstation.com

www.eastdecaurstation.com

Cell 770-286-7212

404-377-5188

- 533 Suite C2 West Howard Avenue- 1850 sq ft
Space located at the well-known Acme Property.
\$2,390 rent/ mo/NNN approx \$782/mo P/T including CAM TAX INS,
Electric not included



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AVAILABLE OCTOBER 2021

- 619A East College Avenue - 3,916 Sq ft
\$4,895 rent/NNN approx. \$2,340/mo P/T including c taxes, insurance, CAM-
utilities included



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Warehouse Space:

- 145DE New Street- 1,000 sq ft, open warehouse space with drive-in dock, concrete floors, high ceilings. \$1,100 /rent/mo/NNN + \$100.00 CAM (No Utilities included, No A/C or water to space)



Leasing requirements-

- Personal guarantee required
- Personal credit score of 675 or more required
- First month's rent and security deposit due at lease signing
- RENT + CAM + UTIL+ TI + HVAC replacement fee= monthly payment
- \$55 application fee

Broker Commission:

- Brokers to be paid ½ of first month's rent with 5% residual.
- Brokers must make first contact with EDS Leasing office for commission to be paid on executed leases by EDS. If EDS shows the tenant the property first, tenant will be responsible for Broker's commission.