

# HaverhillRealty

## FOR LEASE

5559 Peachtree Industrial Blvd, Chamblee, GA, 30341



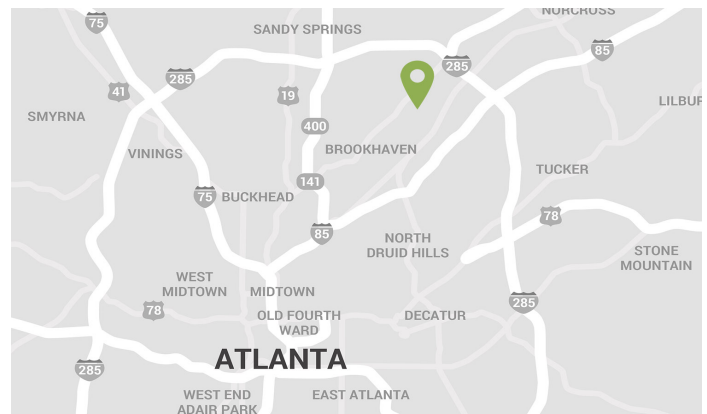
Former automotive single tenant retail building located in the heart of revitalized Chamblee in the path of progress on high traffic Peachtree Industrial Blvd with great visibility, signage and scarce drive-thru ability. Fantastic opportunity to lease as-is for automotive use, retrofit to restaurant or other retail use, or build to suit. The property is surrounded by several game-changing development projects including: Assembly (the GM Plant), Peachtree Crossing (Chamblee Whole Foods), Chamblee Plaza, The Olmsted Chamblee and Parkview on Peachtree.

## DETAILS

Rental Rate Negotiable (NNN)  
Building SF: 2,208 (+ additional 2,208 SF basement)  
AADT (2015): 39,500  
Space Available: April 1, 2018  
Zoning: C1  
Property Parking Ratio: 10/1,000 SF

2017 Operating Expenses (est):

- Taxes: \$4.66 PSF or \$856.71/mo
- Insurance: \$1.50 PSF or \$122.59/mo



## CONTACT

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Distance	1 mile	3 mile	5 mile
Total Pop. (2016)	13,825	109,089	294,803
Households (2016)	5,024	44,166	121,619
Median HH Income	\$50,391	\$55,532	\$60,534
Pop Growth 2016-21	10.21%	6.96%	6.69%