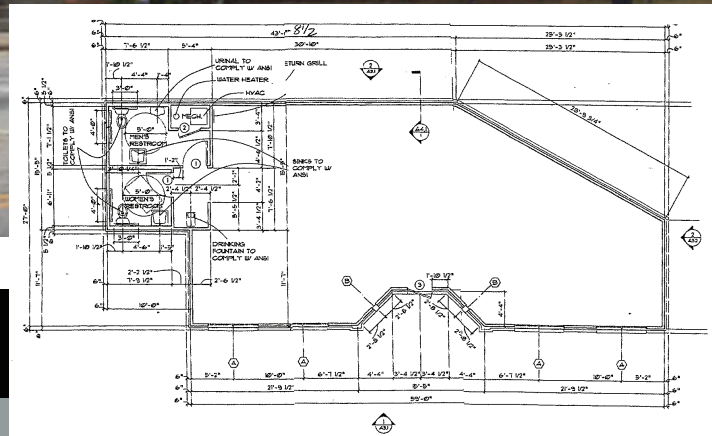




OFFICE SPACE FOR LEASE

437 NELSON STREET
ATLANTA, GA 30314



1,600 SF FREE STANDING
OFFICE BUILDING

PROPERTY ATTRIBUTES

- Prime downtown location on the corner of Northside Drive and Nelson Street
- Conveniently located near local restaurants and hotels
- Minutes away from Atlanta's convention, sports and entertainment district
- 1,600 sf free standing building with parking lot
- Large open floor plan with two restrooms
- Flexible lease terms available with immediate delivery
- Perfect for a company's satellite office or headquarters

CONTACT

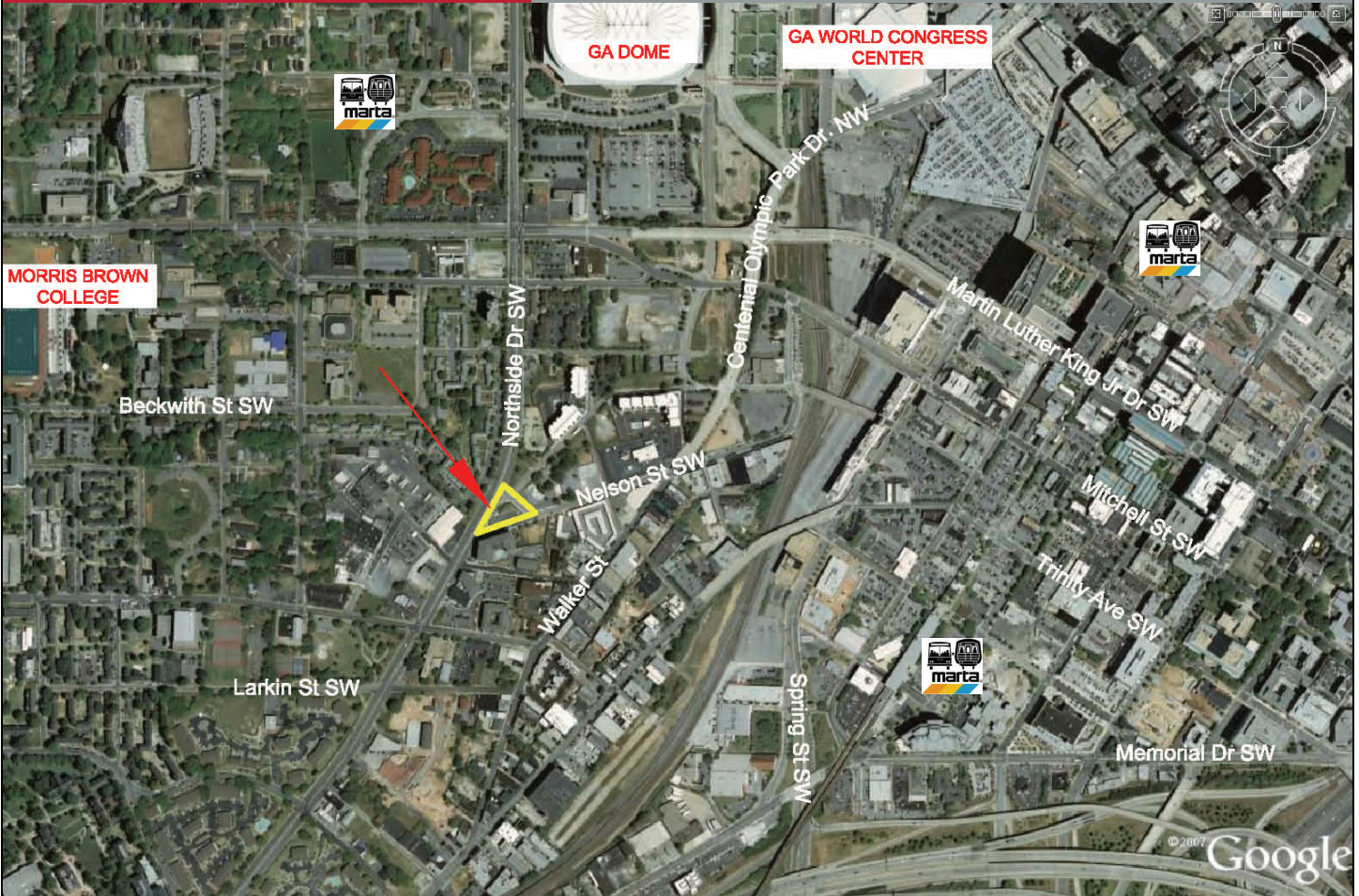
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www.redrockglobal.net





OFFICE SPACE FOR LEASE

437 NELSON STREET
ATLANTA, GA 30314



DEMOGRAPHICS

	1 Mile	2 Mile	3 Mile		1 Mile	2 Mile	3 Mile
Population				Households			
2007 Total Population:	21,638	173,642	352,782	2007 Total Households:	7,111	68,676	143,774
Pop Growth 2007-2012:	9.53%	9.93%	7.96%	HH Growth 1007-2012:	13.78%	12.15%	9.08%
Per Capita Income:	\$11,669	\$21,125	\$26,014	Median HH Inc:	\$16,815	\$31,374	\$38,278
Average Age:	30.00	34.30	35.00	Avg HH Size:	2.11	2.18	2.25
				Avg HH Vehicles:	.70	1.00	1.20
Housing				Ave Travel Time - Wrk:	30 min	30 min	30 min
Median Housing Value:	\$133,965	\$153,143	\$185,930				
Median Year Built:	1974	1968	1966				