



FOR LEASE

Gateway Oaks

877 Franklin Road, Building 200
Marietta, GA 30067

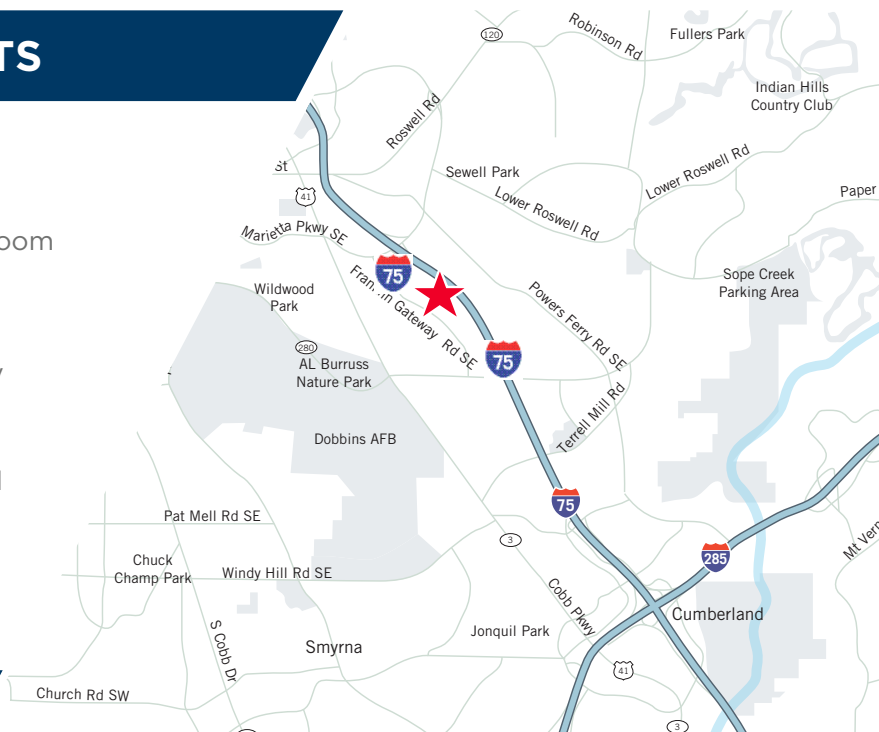
MOVE-IN READY!



PROPERTY HIGHLIGHTS

- **2,840 SF Available - Suite 204**
- Modern, upgraded finishes completed
- Private offices, conference room and break room
- Open ceiling
- 3.4/1,000 SF parking ratio
- Located in the Gateway Marietta Community Improvement District (CID)
- Opportunity Zone Credits Available - Up to \$17,500 per employee over a five year period
- Immediate access to Cobb Galleria via I-75, I-285 and Cobb Parkway
- Hartsfield-Jackson Atlanta International Airport, 25 miles

SHORT TERM LEASE OPTION AVAILABLE



Gateway Oaks

IN THE HEART OF
EVERYTHING

FOR MORE INFORMATION, CONTACT:

Pat Murphy
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Boris Garbuz
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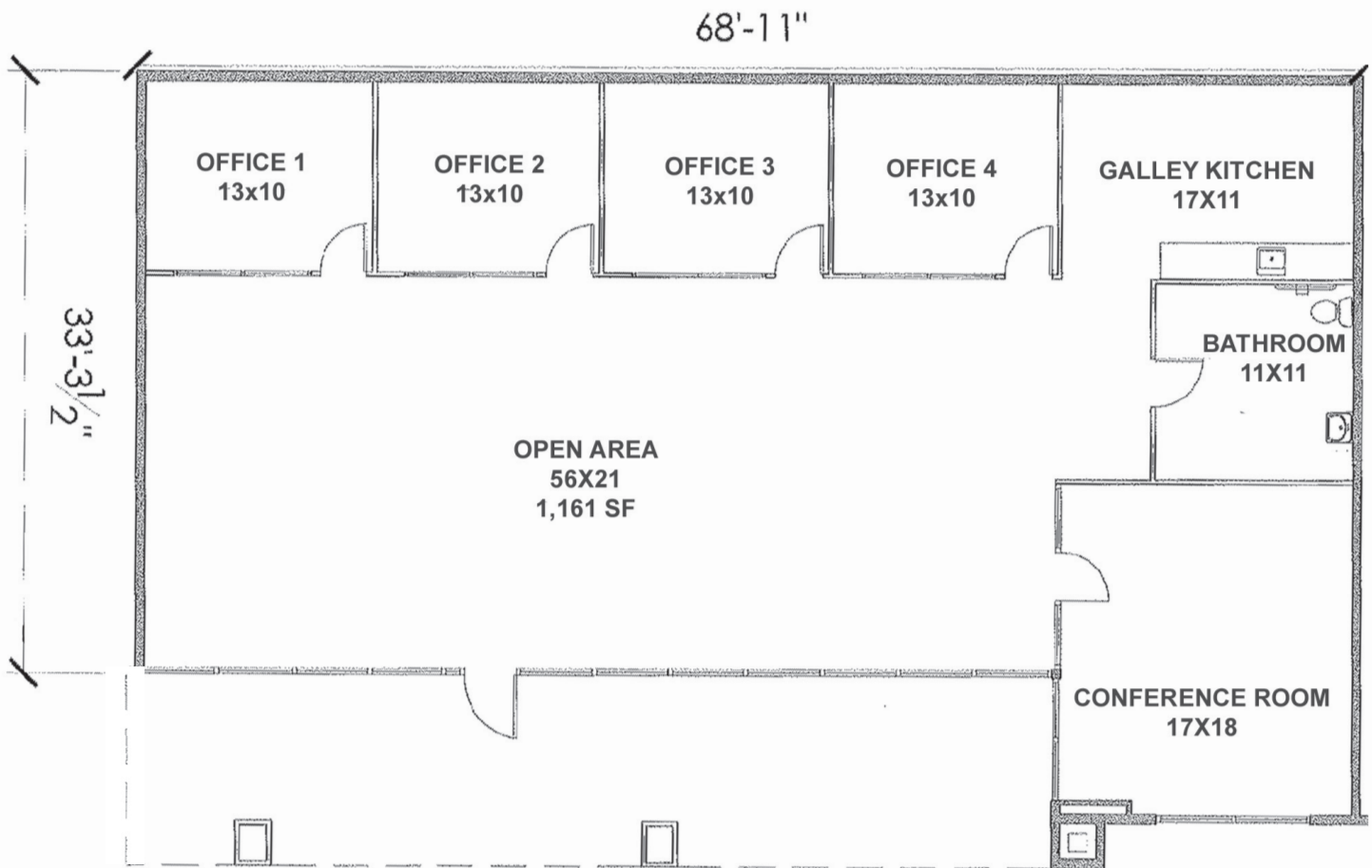
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FLOOR PLAN: Suite 204 - 2,840 SF



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INTERIOR PHOTOS



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