

FREE-STANDING OFFICE

291 N MAIN ST., ALPHARETTA, GA 30009



MW INVESTMENT CO.



HIGHLIGHTS

- » 1,200 SF free-standing office/retail building, located in the booming corridor of downtown Alpharetta (Atlanta MSA), situated just inside of the new Alpharetta loop and recently created overlay district
- » Move-in ready office space
- » Excellent visibility from Main St.
- » Walking distance from the newly revitalized, live-work-play environment in downtown Alpharetta
- » Convenient access to GA-400, in close proximity to Avalon, an 86-acre community featuring more than 500,000 SF of retail in addition to Class-A office, and a hotel and convention center



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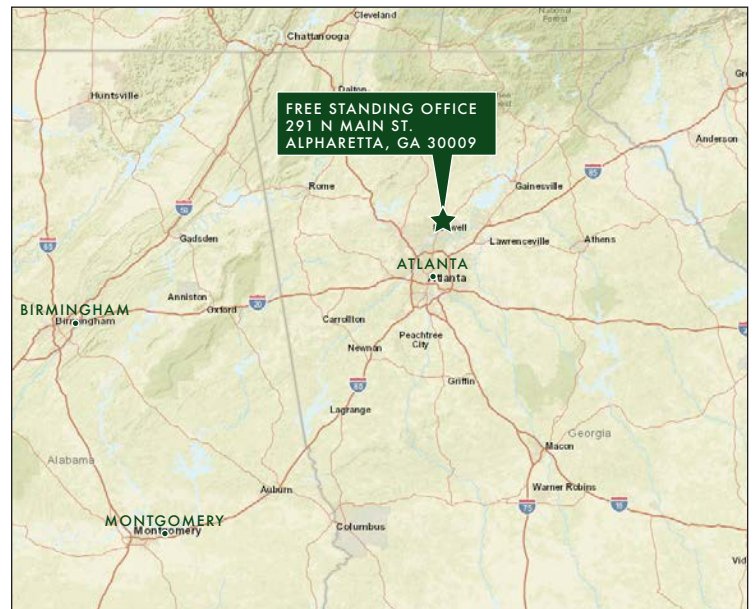


DEMOGRAPHICS - 3 MILES

- » Market Population - 55,717
- » Avg. Household Income: \$111,859

TRAFFIC COUNTS

- » Main Street: 40,000+ AADT



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