

# SATELLITE

# PLACE



2405 Commerce Ave, Duluth, GA 30096

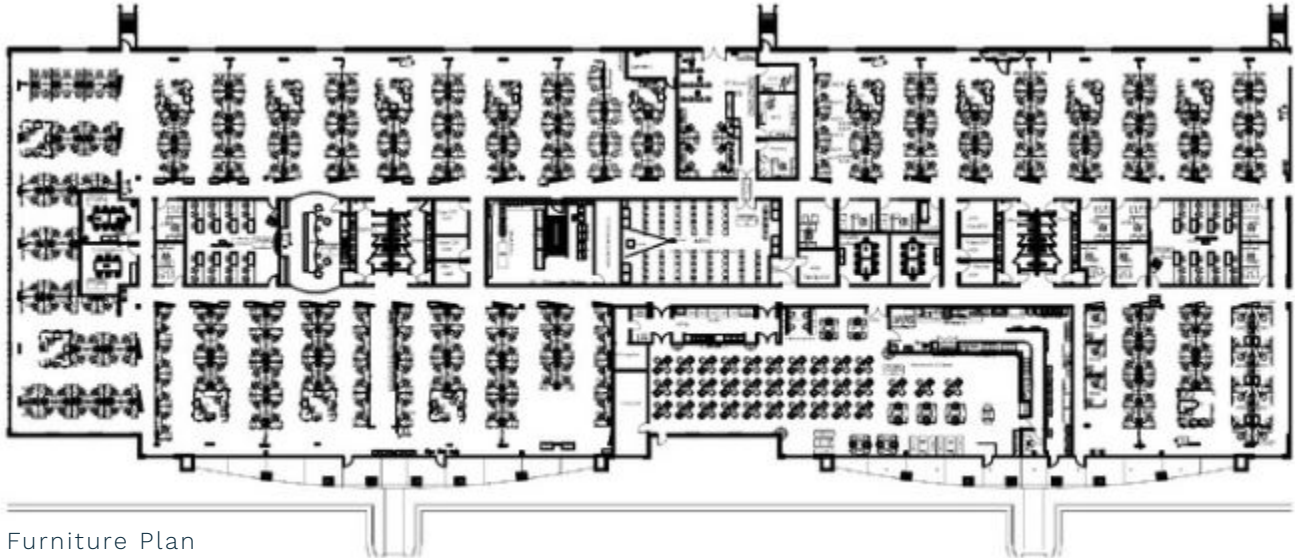
20,000 - 50,400 SF  
Available

For more information

Mike Berens 404 812 4024 / mberens@naibg.com

**NAI** Brannen Goddard

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Furniture Plan

20,000 TO 50,400 SF  
AVAILABLE

RATE: \$15.00/SF NNN

ESTIMATED OPEX: \$2.82/SF

PARKING RATIO: 7/1,000 RSF

TWO, DEDICATED  
GENERATORS IN PLACE

WORKING DATA CENTER WITH  
FIBER LINE CENTURY LINK/  
LEVEL 3

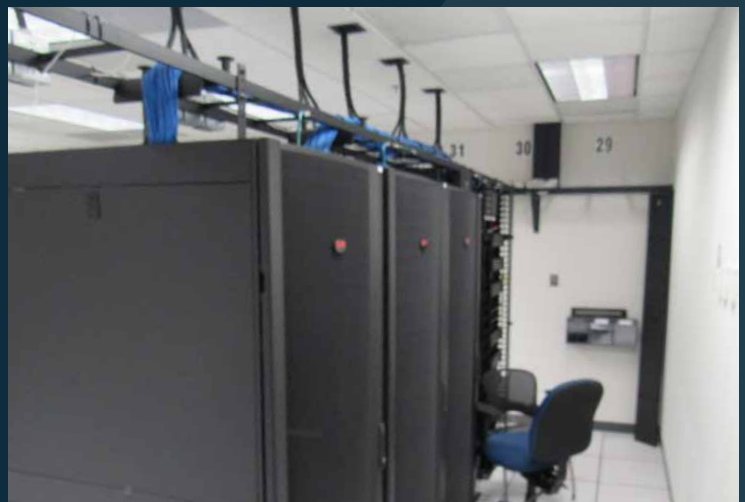
POWER DISTRIBUTION,  
WORKSTATIONS AND PHONE/  
DATA SYSTEM IN PLACE

FURNITURE INCLUDED

EXCELLENT ACCESS TO I-85

CORPORATE CAMPUS  
SETTING

NEAR GWINNETT PLACE  
MALL



For more information

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*Information is deemed from reliable sources.  
No warranty is made as to its accuracy.*

**NAI Brannen Goddard**