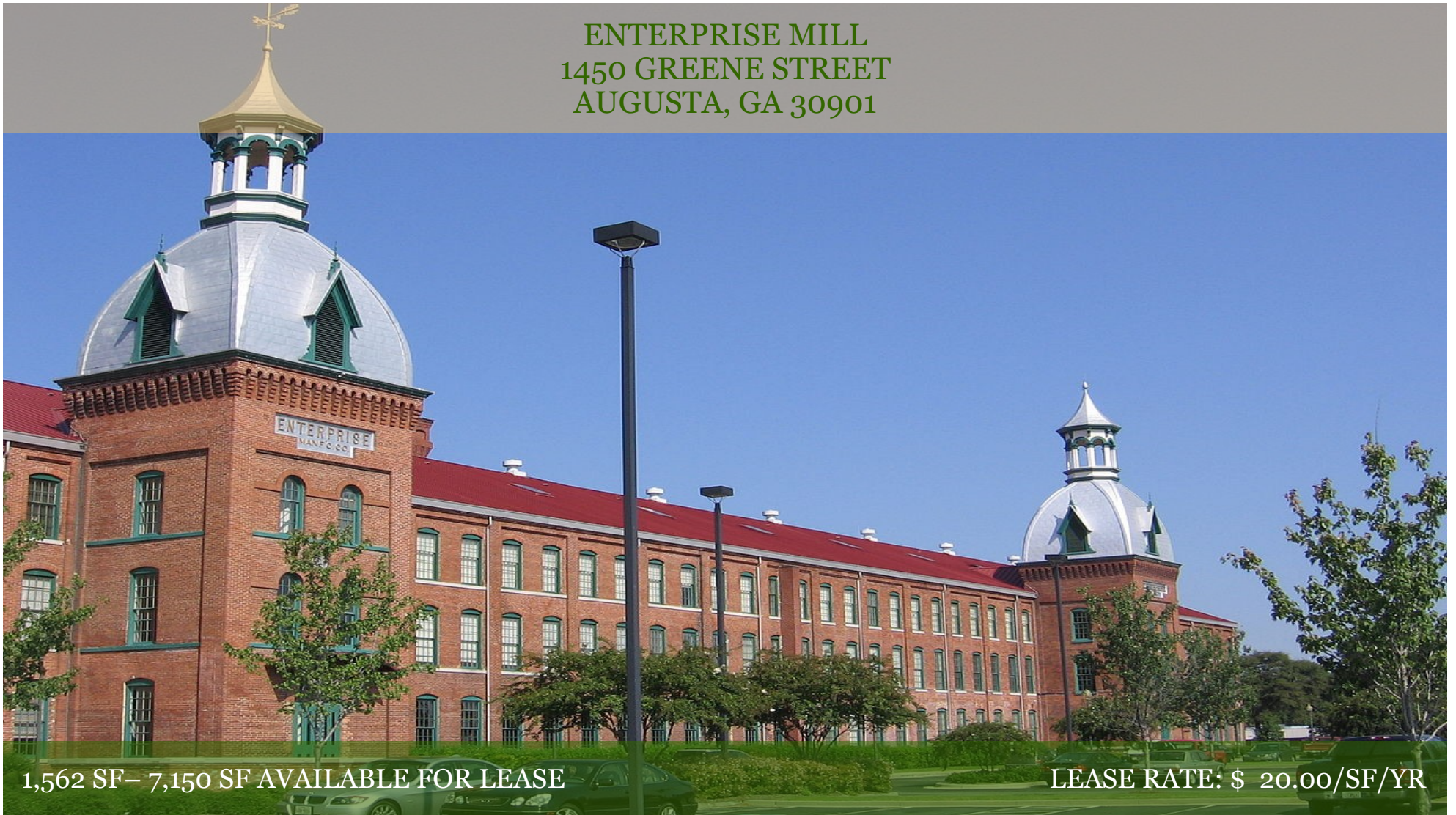


ENTERPRISE MILL  
1450 GREENE STREET  
AUGUSTA, GA 30901



1,562 SF – 7,150 SF AVAILABLE FOR LEASE

LEASE RATE: \$ 20.00/SF/YR

**Presented By:**

C. Ralph Kitchens, Jr. CCIM  
706-294-5565  
rkitchens@nicholsland.net



**Nichols Land & Investment Company**

2814 Hillcreek Dr. Suite B  
Augusta, GA 30909  
706-364-3901

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### **PROPERTY OVERVIEW:**

Enterprise Mill is a completely renovated textile mill located adjacent to the historic Augusta Canal. This 215,000 SF Class A office facility is fully equipped with state-of-the-art fiber optic communications and offers many amenities including onsite property manager, onsite 24 hour security, conference facilities, fitness center, restaurant and two electric car charging stations. Enterprise Mill offers one of the most unique and prestigious office buildings in the Augusta area.

### **LOCATION OVERVIEW:**

Enterprise Mill is conveniently located between the central business district and Augusta's medical complex, which houses Augusta University, University Hospital, VA Hospital and Children's Hospital of Georgia. The Mill is easily accessible via the Calhoun Expressway, Riverwatch Parkway, Fifteenth Street and St. Sebastian Way.

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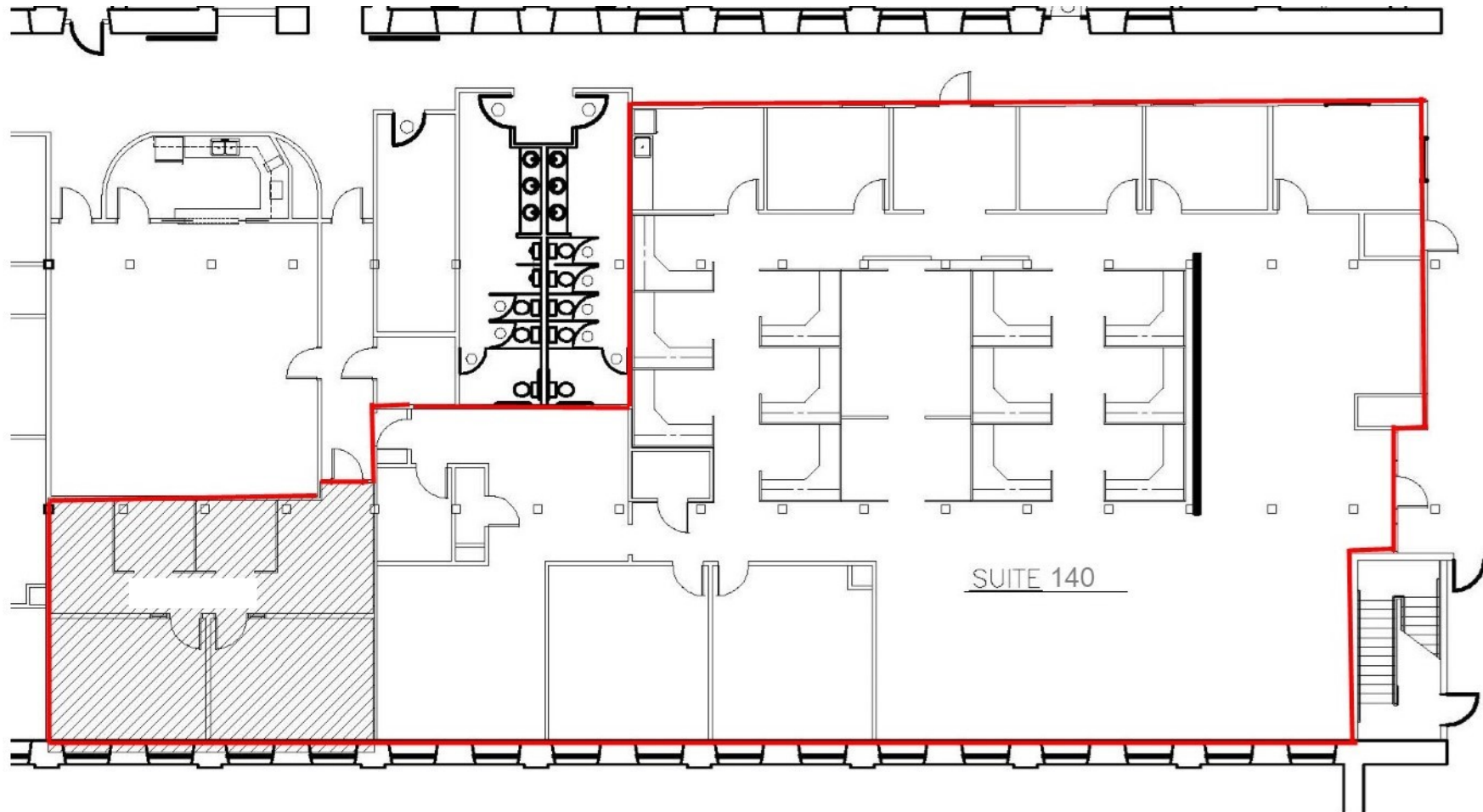


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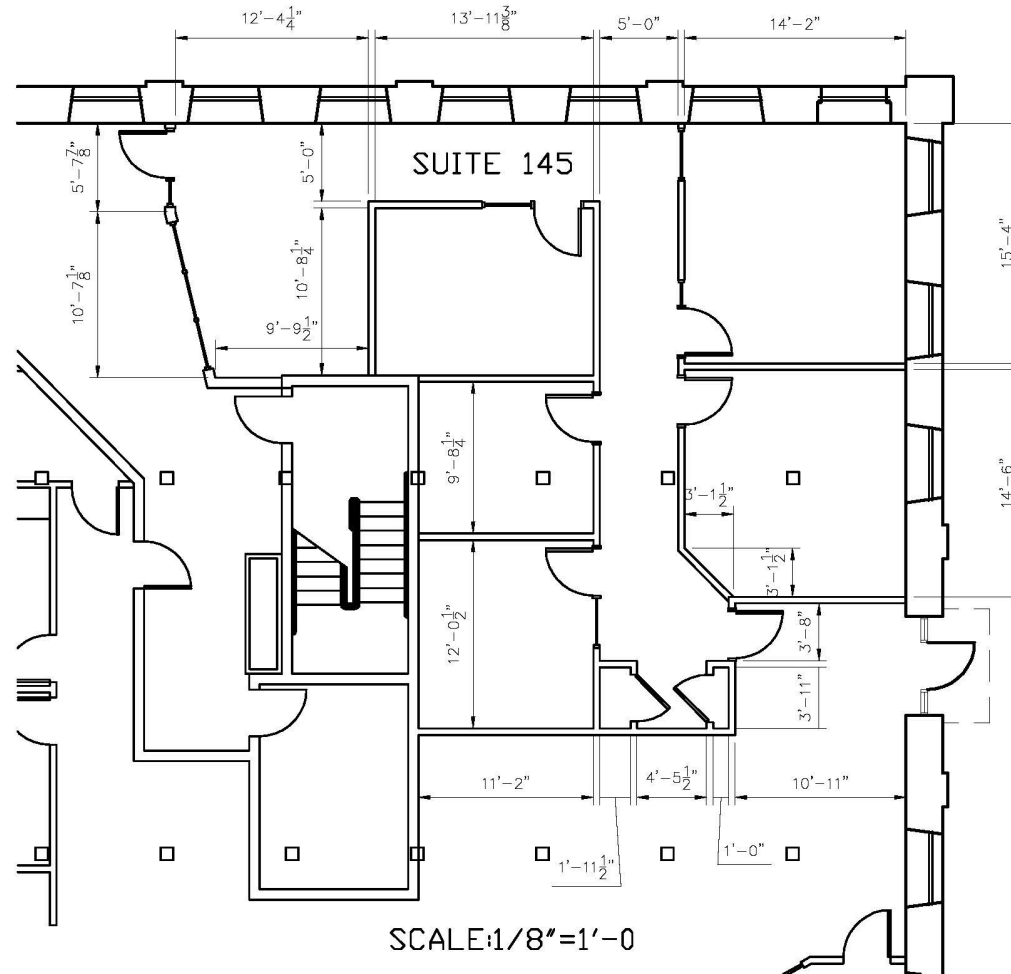
Suite Number	Space Available	Description
140	7,150 RSF	Multi-office suite with private offices, reception, conference room, open work area, server room and large break room.
145	1,612 RSF	Multi-office suite with reception, conference room and 4 offices. Beautiful corner office with exposed brick.
560	1,562 RSF	Multi-office suite with reception and 4 offices. This corner office will be available August 2019.
228	1,629 RSF	Two office suite with conference room, break /file room and reception with built in bookshelves and reception desk.
2500 G	2,721 RSF	Shell Space with views of the Canal; Located on the second floor of Granite Mill.

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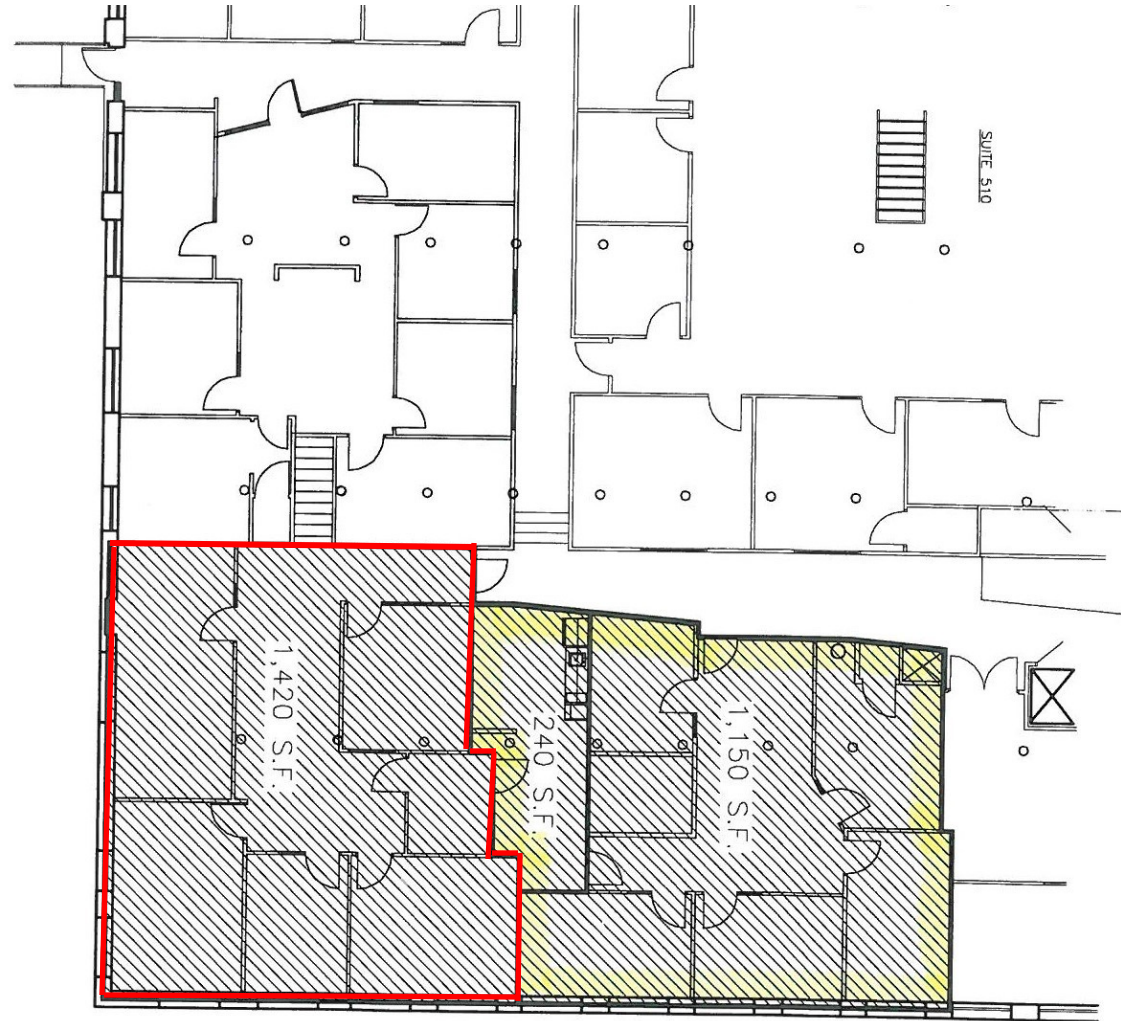
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SUITE 140 : 7,150 RSF

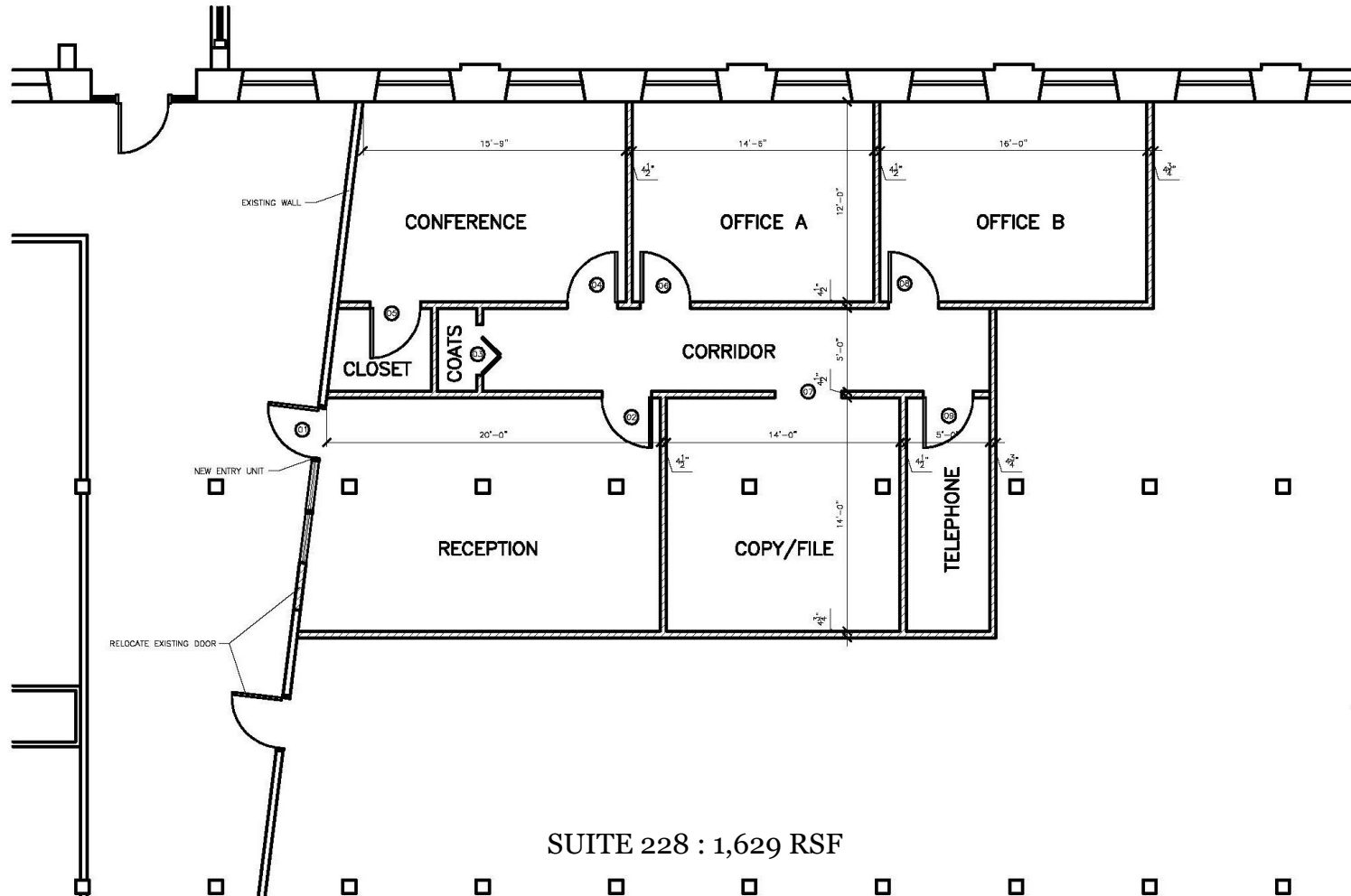


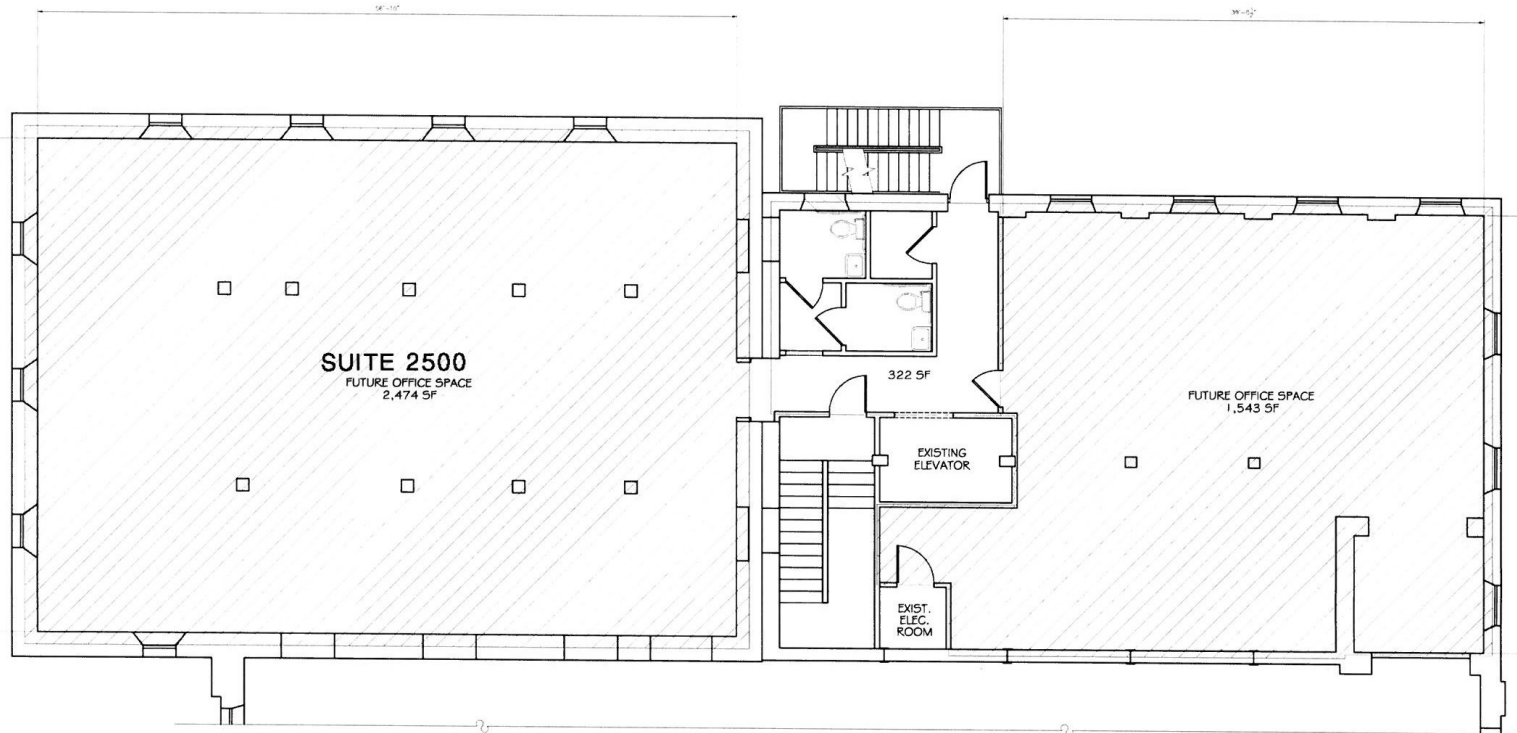
SUITE 145 : 1,612 RSF



SUITE 560: 1,562 RSF







**GRANITE MILL  
SECOND FLOOR PLAN**

**SUITE 2500G: 5,810 RSF**



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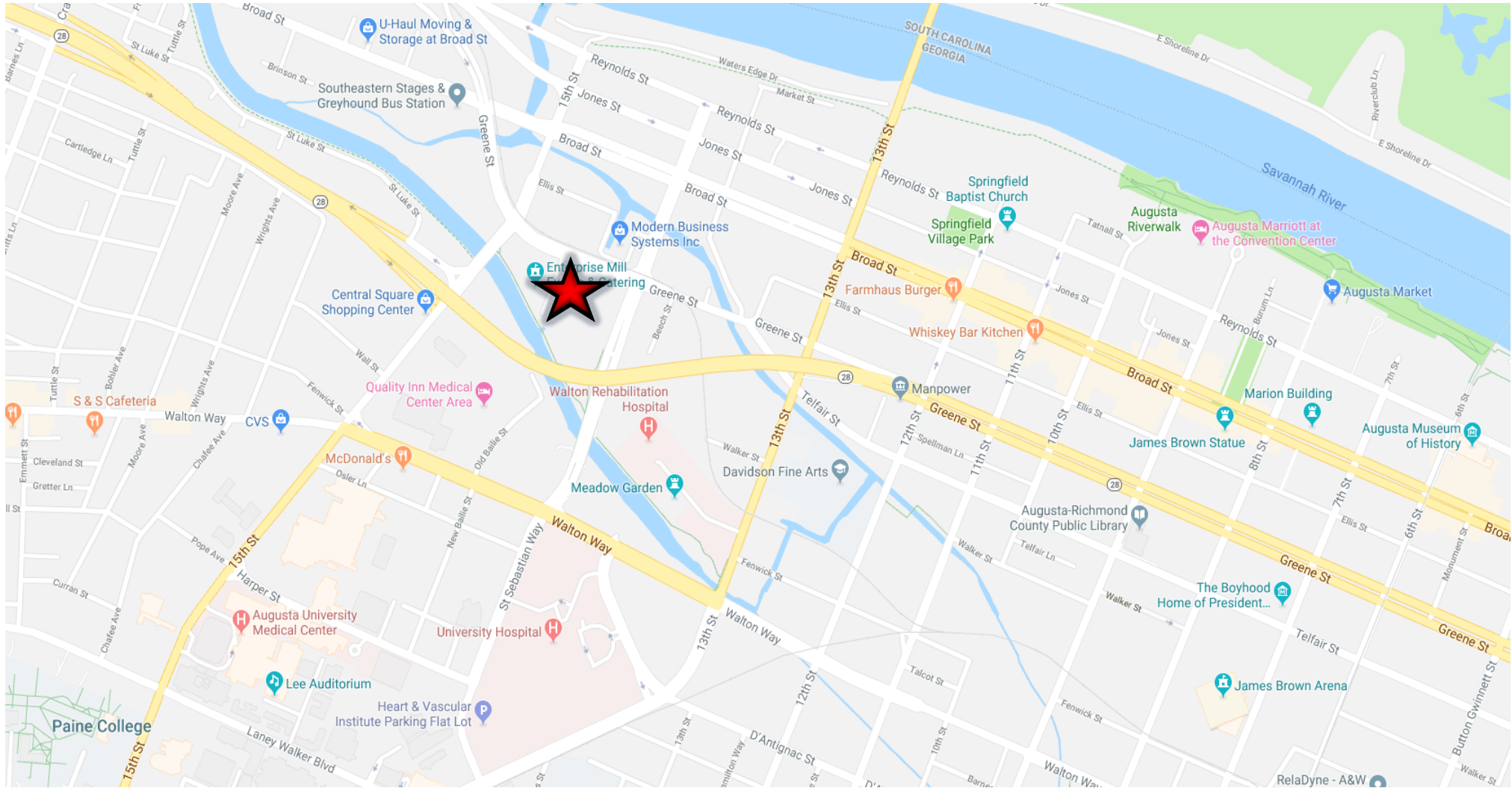
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\*\*The information contained herein is believed to be accurate & obtained from reliable sources, no warranty or representation is made. All parties should preform the necessary due diligence to confirm any statistics to their own satisfaction of investigation\*\*

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