



 **Chattahoochee  
Corners**  
at river green

4500 RIVER GREEN PARKWAY | DULUTH, GA 30096

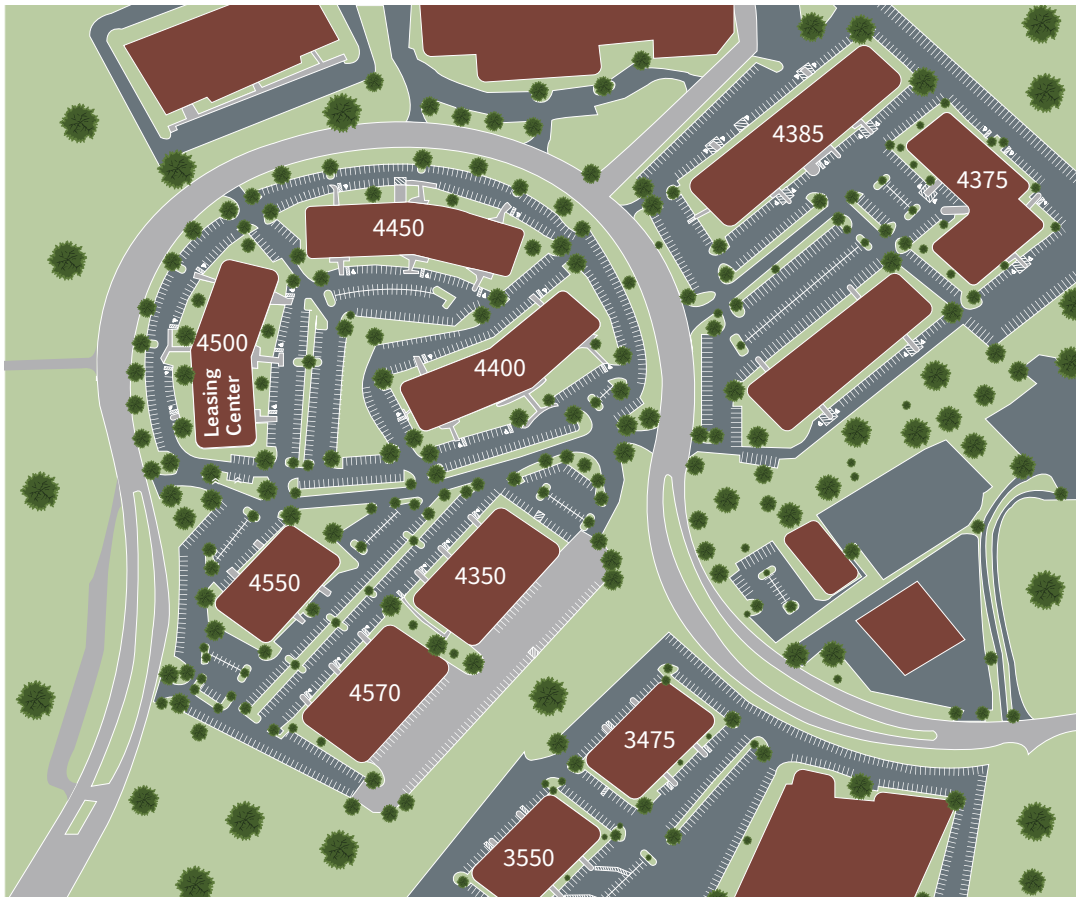


# AMENITIES & RENOVATIONS

- » Recently renovated fitness center
  - Strength & cardio training equipment
  - Locker rooms
  - Showers
  
- » Pedestrian gathering areas:
  - Café & lounge seating
  - Shade trellis
  - Pavers & enhanced landscapes
  - Concrete seat wall with teak seats
  
- » New directional signs & building signage
  
- » Renovated directory & monument signs

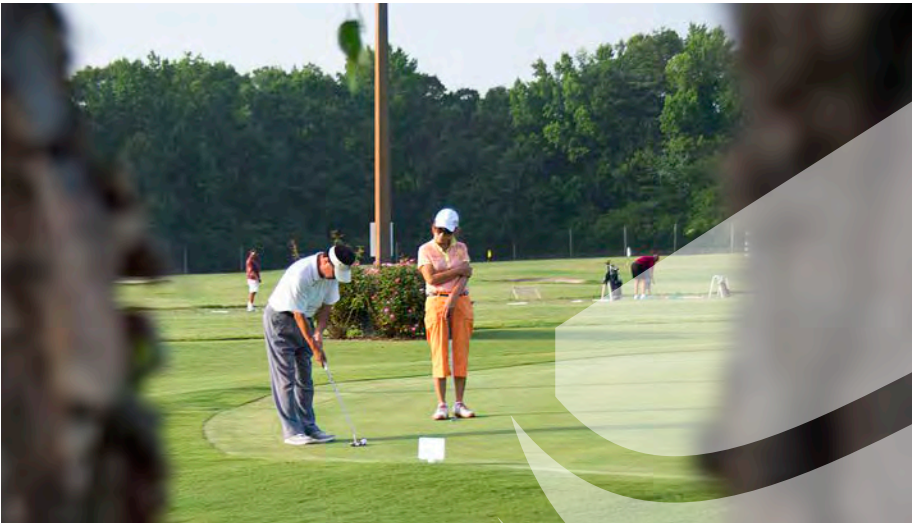
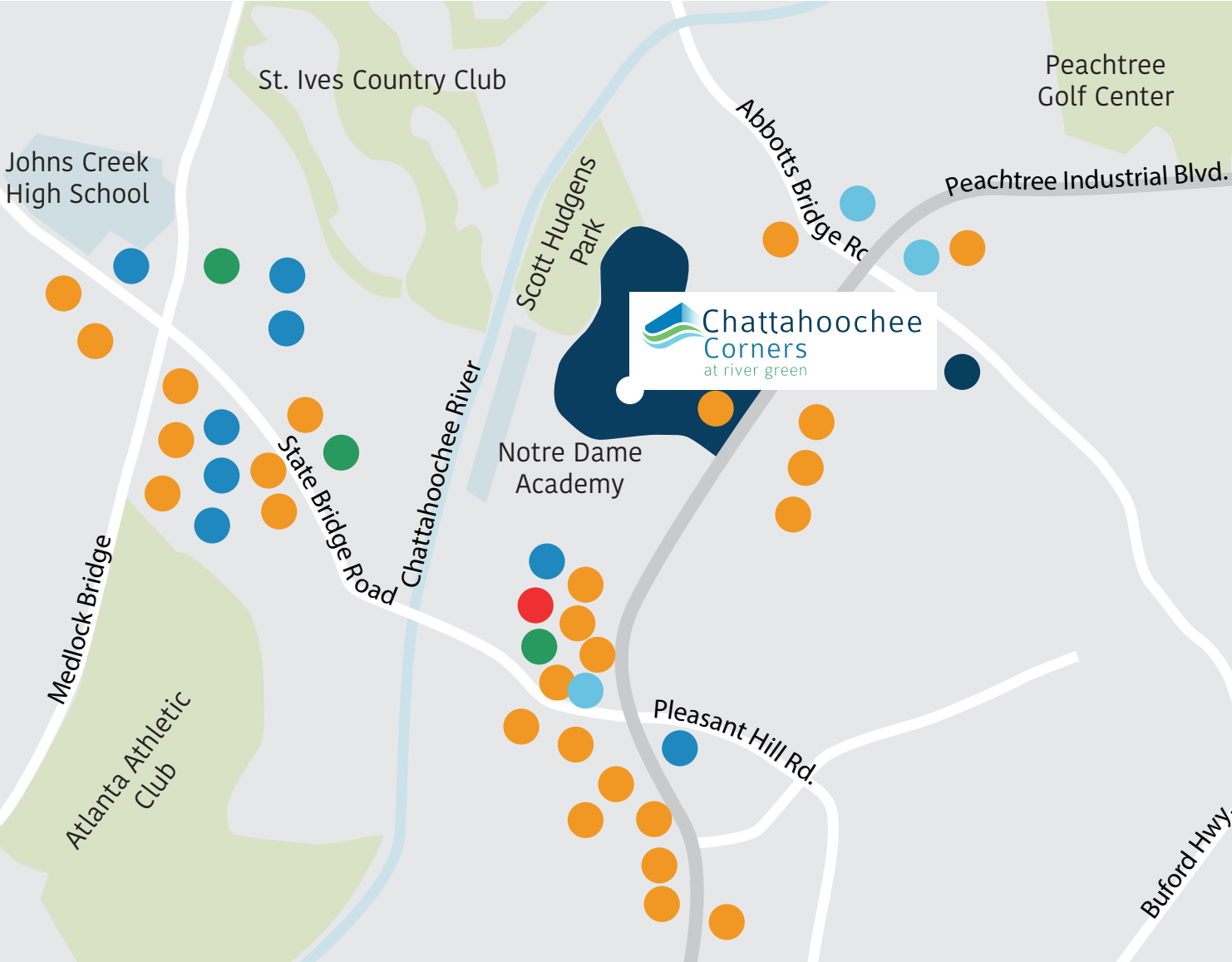


# BUILDING FEATURES



- » Nine single-story office buildings totaling 380,000+ RSF
  - Single-tenant & multi-tenant buildings
- » Full-height glass windows on all four sides
- » 4350 & 4570: 22' clear dock-high building with warehouse space available for light manufacturing and distribution
- » Fiber optics including Sonet ring diversity, allowing for multiple pathway service in the event of a disruption to a portion of the physical line
- » Office park renovations underway
- » Food and food truck services to park weekly

# PRIME JOHNS CREEK LOCATION



## RESTAURANTS

Starbucks  
Twisted Taco  
Smash Burger  
Stoney River  
Biryani Pot  
Panera Bread  
Zaxby's  
Piece of Cake  
Dunkin'  
McDonald's  
Boston Market  
Smoothie King  
Fat Crab Seafood Grill  
Waffle House  
Taco Mac  
Chick-fil-a  
Harue  
Duluth Diner  
Roma Italiano Ristorante  
Emerald China  
Starbucks  
PHO 24  
Moe's Southwest Grill  
J. Christopher's  
Kurt's Euro Bistro  
Udipi Café Eclectic  
Gokul Sweets  
Armado's Caribe

## RETAIL

Pike Nurseries  
Uptown Cheapskate  
Hobby Lobby  
Dollar Tree  
Target  
The Home Depot  
CVS  
Venus Beauty Plaza  
O'Reilly Autoparts

## GROCERY

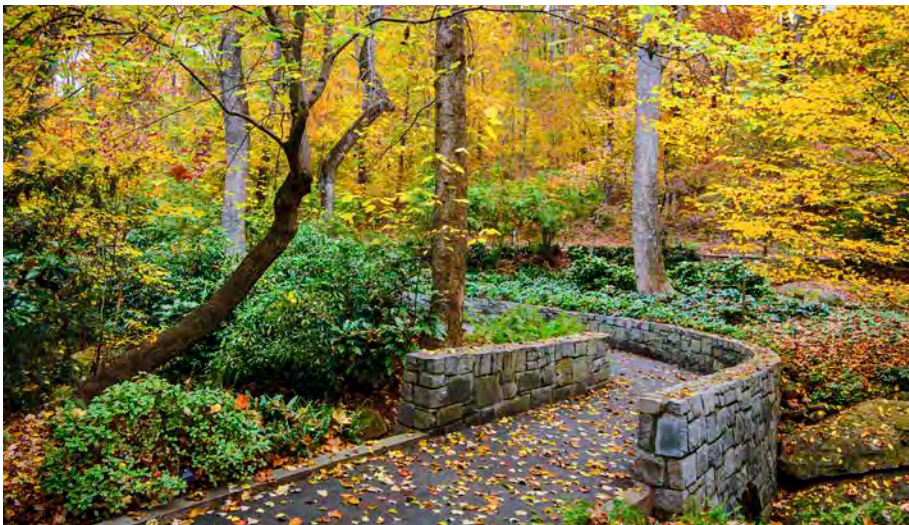
Publix Super Market  
Whole Foods Market  
Kroger

## FITNESS

LA Fitness

## GAS

Kroger Fuel Center  
QuikTrip  
Chevron





**For leasing information:**

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