



# 270 | Peachtree

*An Atlanta Landmark In Our Thriving Business District*

## PREMIUM | UPGRADE | URBAN RESTAURANT SPACE AVAILABLE



## SUITE 100 15,848 SF AVAILABLE

- Premier monument and exterior building signage
- 12-foot to 24-foot ceilings provide a unique opportunity for creative finishes
- Full kitchen, walk-in freezers and supplemental HVAC currently in place
- Private freight elevator to basement dock
- Ideal for restaurant, large retail user, bank, stock brokerage firm, travel agency or other high profile user

### 260 | 270 Peachtree Team

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### Demographics

#### *Within a Four Block Area:*

- Over **50,000** professional and office workers
- Over **8,500,000** square feet of office space
- Over **6,250** hotel rooms
- **5,000,000** square feet of market center space

#### *Other Central Business District Demographics:*

- Over **40,000** Downtown visitors per day on average
- Over **300,000** residents within a five-mile radius
- Over **23,000** cars per day on Peachtree Street
- Over **25,000,000** square feet of office space in Downtown including government and institutional buildings.
- Over **10,000** existing residential units in the CBD, which is growing with residential development at Centennial Hill, Centennial Park,
- Largest employee submarket with over **140,000** workers in the CBD

