

190 PRYOR STREET

Atlanta GA 30303

5,115 SF –
21,643 SF

FOR LEASE

Loft Office



Rendering of first underground Atlanta apartment building.



A Peachtree and Mitchell Street intersection rendering of Newport's 8 block redevelopment.



Rendering of first underground Atlanta apartment building.



Mitchell St rendering, looking towards Mercedes-Benz Stadium.

Property Highlights

- Building signage available
- 95 Walk Score
- Renovations include elevator installation, and window additions to north side
- 21,643 sf free standing loft office building
- Turn-of-the-century interior architecture includes exposed bricks, naturally finished hardwood floors, high ceilings and windows

Exclusive Agents

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www.richardbowers.com

Location Highlights

- Downtown location, near the Underground redevelopment, and Mercedes-Benz Stadium
- Central to university, government, sports and public transit centers
- Convenient location to I-75/I-85/I-20, MARTA, biking and walking



260 Peachtree Street, Suite 2400, Atlanta, GA 30303 | Phone (404) 816-1600 | Fax (404) 880-0077

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Downtown Developments

Central Atlanta Progress' Master Plan includes the following six idealistic initiatives:

1. **Go big with the small stuff to humanize downtown:** The plan's recommendations seek to maintain focus on the day-to-day experience of downtown and create a welcoming experience for everyone.
2. **Uncover, celebrate, and preserve downtown's heritage to ensure that new growth does not overwrite Atlanta's history:** The plan's recommendations offer ideas for integrating local history and creativity as part of the everyday experience in downtown.
3. **Grow downtown neighborhoods tailored to meet the needs of residents:** The plan envisions that downtown will evolve and grow as a collection of unique neighborhoods.
4. **Reinforce downtown's role as the entrepreneurial and economic center of the region:** The plan's recommendations seek to further establish downtown as home to small businesses, start-ups, the arts, and innovative research.
5. **Restore the forest in the center of the city to improve air and water quality, create shade, and add beauty downtown:** The plan's recommendations seek to integrate ecology and play into the center of Atlanta and embrace a healthier future for downtown's people and places.
6. **Offer real choice in transportation to reduce traffic congestion and reliance on automobiles and create space for increased activity:** The plan's recommendations seek to redesign the street network, uncover a connected, walkable downtown, and encourage travel by multiple modes.

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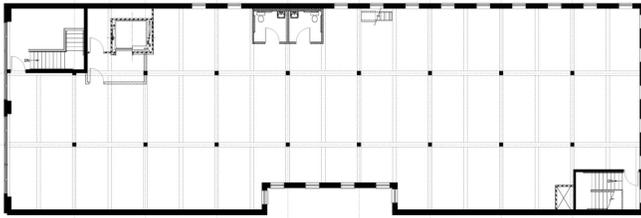


190 PRYOR STREET

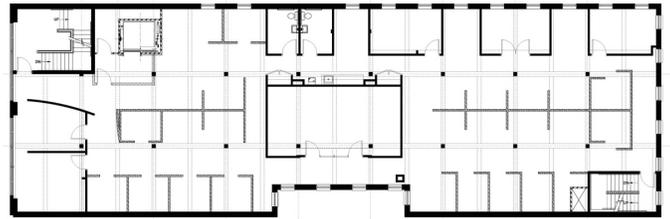
Atlanta GA 30303



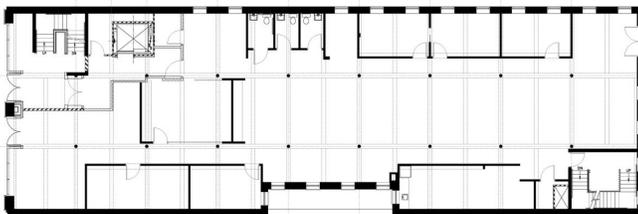
190 Pryor Street
3rd Floor
5,592 SF



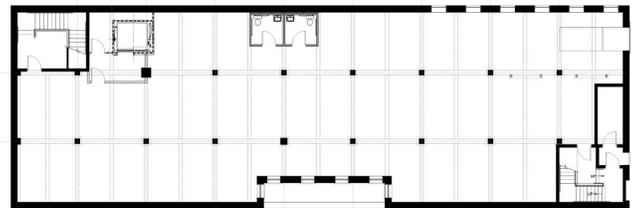
190 Pryor Street
2nd Floor
5,560 SF



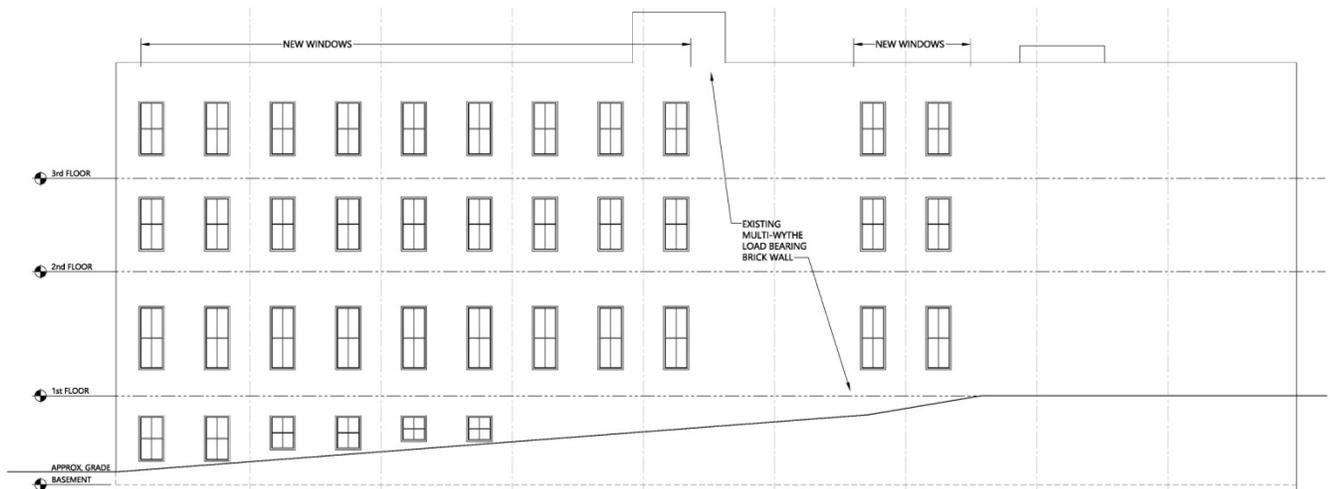
190 Pryor Street
1st Floor
5,115 SF



190 Pryor Street
Basement
5,376 SF



North Face Window Additions



1 NEW NORTH ELEVATION
SCALE: 3/16"=1'-0"

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