

HOLLY SPRINGS OFFICE SUITES ± 100 - 4,421 SF FOR LEASE



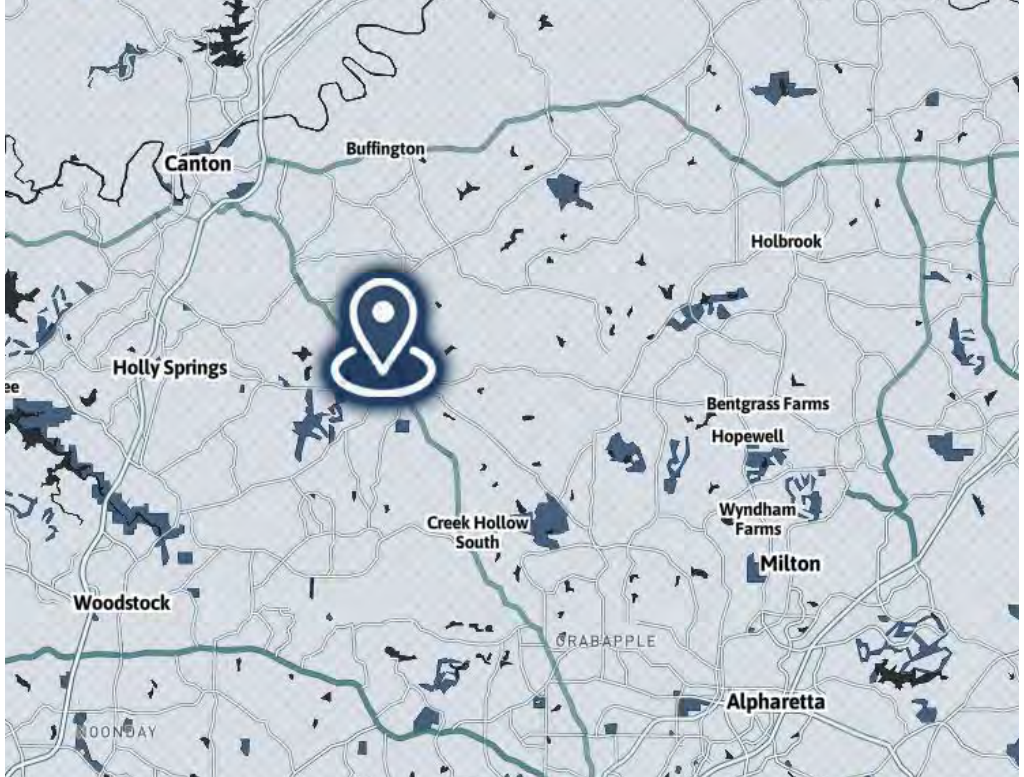
PROPERTY OVERVIEW

Office suites available for lease in Holly Commons Professional Center located in Holly Springs, GA.

Holly Commons Professional Center is located off Hickory Flat Highway in Cherokee County. It is approximately 5 miles east of Downtown Holly Springs, 5 miles south of Downtown Canton and 36 miles north of Downtown Atlanta. With great access to Canton and Downtown Holly Springs, the property is in close proximity to major retailers such as Walmart, Publix, Target, Lowe's and more.

PROPERTY HIGHLIGHTS

- ±9,166 SF office building in Holly Springs
- Three suites ranging in size from +/- 1,262 - 1,366 SF available for \$16/SF/MG
- Lease rate includes CAM, water & sewer, trash/dumpster and landscaping. Tenant is responsible for electricity, phone, internet, janitorial services and pest control
- Two individual office suites available, one +/- 100 SF space for \$500/month and one +/- 350 SF space for \$1,000/month. These include utilities and Wi-Fi



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HOLLY SPRINGS TOWN CENTER

Town Center is the modern definition of Main Street life today. A thoughtful master plan artfully combines retail, restaurants, residential and green spaces. A landmark new Holly Springs City Hall, inspired by the charm of the city's rich history, will be surrounded by settings designed to create and celebrate connections and community. Holly Springs Town Center is the new heart of the community – alive with activity amid friendly faces and sweeping greens. Town Center will be home not only to the new City Hall but also to an amphitheater, a spacious event lawn and pocket parks, all ready to play host to an array of entertainment, events, holidays and memories. The new development will consist of restaurant and retail spaces, a grand lawn for events and festivals, an amphitheater, outdoor market plaza, new city hall, residential housing and ample street and deck parking.

Source: <https://hollyspringstowncenter.com/explore/>



RETAILER MAP



CONTACT



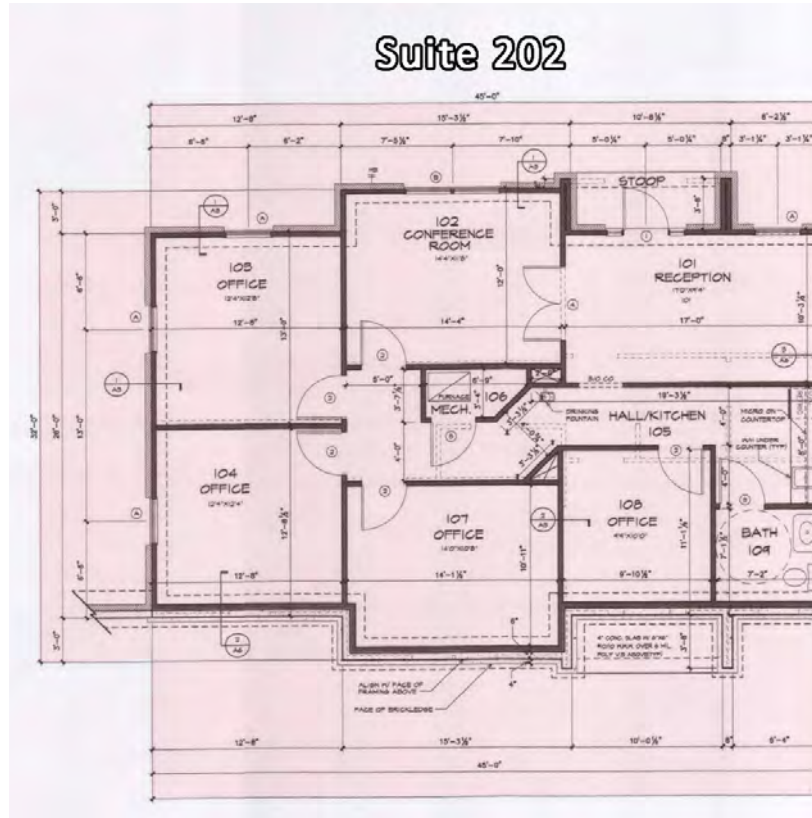
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LEASE INFORMATION

Lease Type:	Modified Gross	Lease Term:	Negotiable
Total Space:	±1,262 SF	Lease Rate:	\$16.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 202	Available	1,262 SF	Modified Gross	\$16.00 SF/yr
Suite 303	Available	1,343 SF	Modified Gross	\$16.00 SF/yr
Suite 304	Available	1,366 SF	Modified Gross	\$16.00 SF/yr
Suite 101	Available	350 SF	Modified Gross	Negotiable
Suite 102	Available	100 SF	Modified Gross	Negotiable
Total Space Available	Available	4,421 SF	Contact Broker for Information	



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