



**7230 McGinnis Ferry Road**  
SUWANEE, GEORGIA 30024

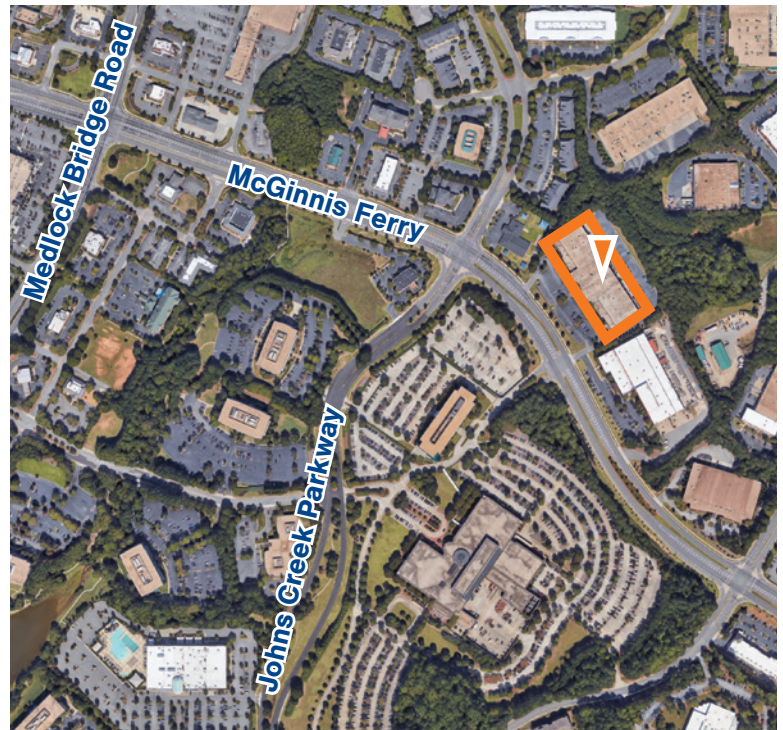
**14,516 SF**  
**FOR LEASE**

#### ASSET PROFILE

<b>Rentable Building Area</b>	76,499 RSF
<b>Submarket</b>	JohnsCreek/NorthFulton
<b>Product Type</b>	Office/Flex
<b>Square Feet Available</b>	Up to 39,005 Contiguous

#### Suite 200

- Direct visibility from McGinnis Ferry Road
- Ability to convert office to warehouse space
- Numerous amenities within a short drive
- Heavy parking ratio



*Every effort has been made to provide accurate information,  
but no liability is assumed for errors or omissions.*

3715 Northside Pkwy, NW | Suite 400-350  
Atlanta, GA 30327  
Main 404-355-9300 | FAX 404-351-6329  
[www.haileyrealty.com](http://www.haileyrealty.com)

For more information please contact:

**MICHAEL BECK**

Direct: 678-904-6804

[mbeck@haileyrealty.com](mailto:mbeck@haileyrealty.com)

**TOMMY WATKINS**

Direct: 678-904-6803

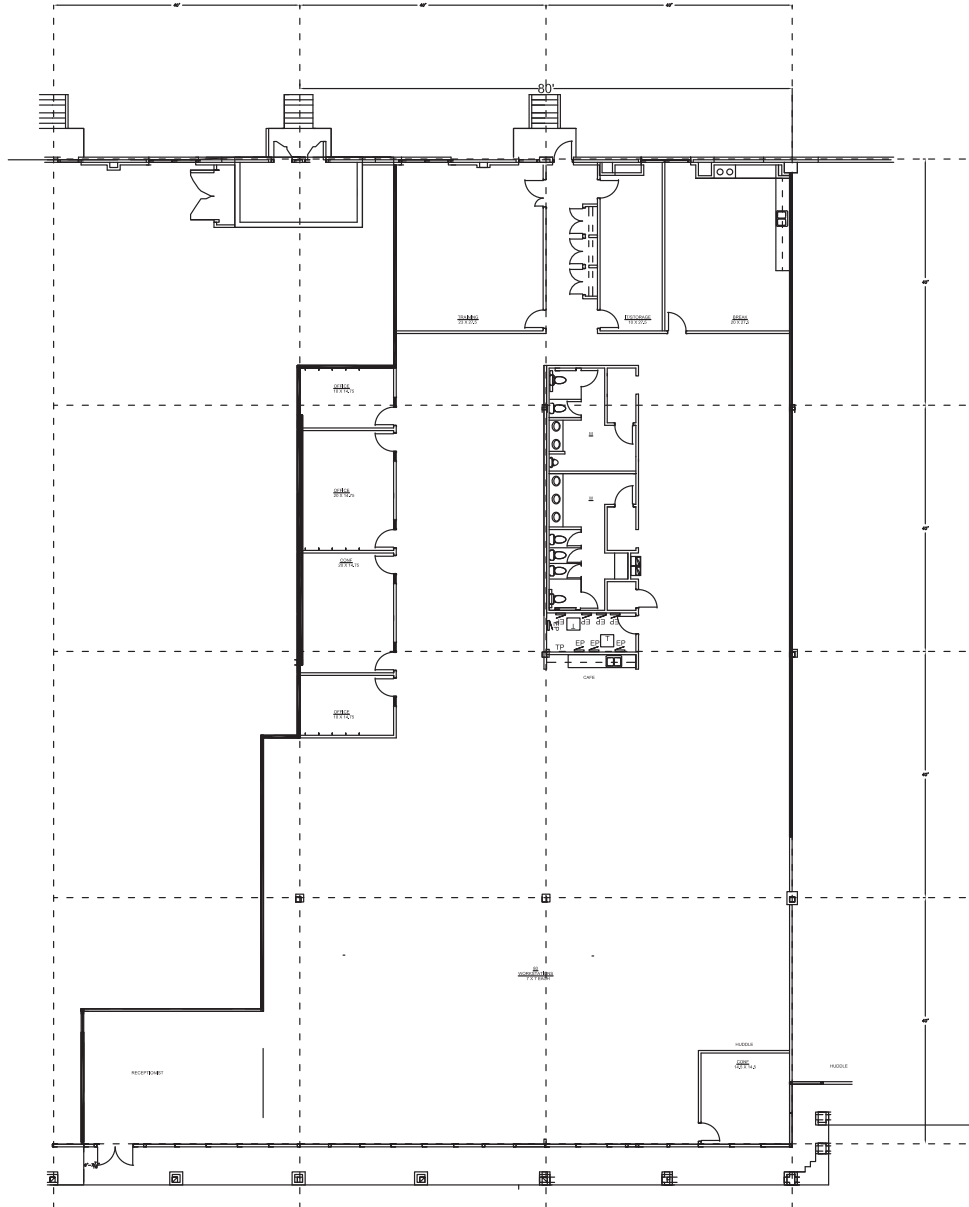
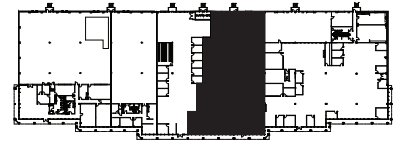
[twatkins@haileyrealty.com](mailto:twatkins@haileyrealty.com)

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14,516 SF  
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SUITE 200 | 14,516 SF

KEY PLAN



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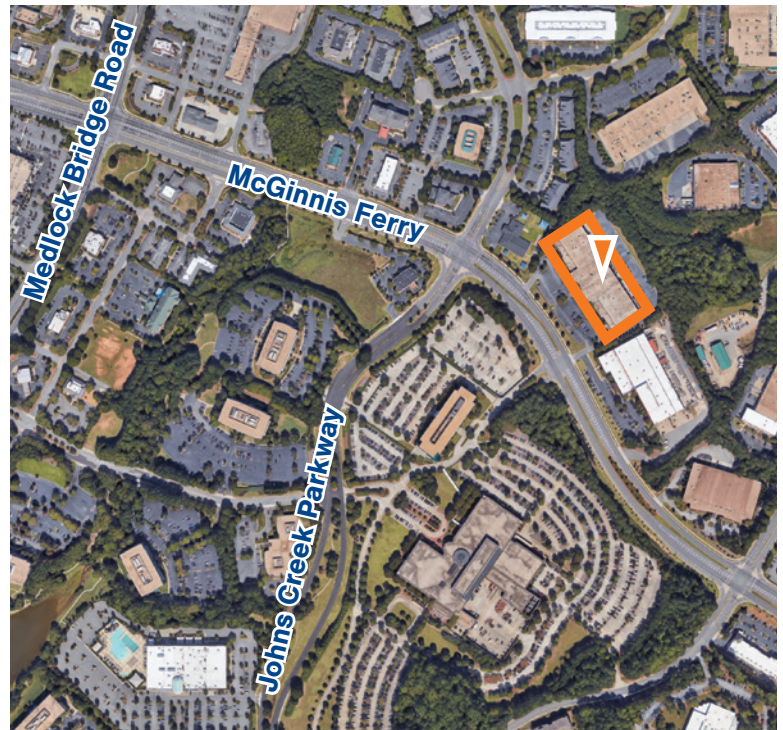
**24,489 SF**  
**FOR LEASE**

#### ASSET PROFILE

<b>Rentable Building Area</b>	76,499 RSF
<b>Submarket</b>	JohnsCreek/NorthFulton
<b>Product Type</b>	Office/Flex
<b>Square Feet Available</b>	Up to 39,005 Contiguous

#### Suite 300

- Corner unit with an abundance of glass
- Includes 4,020 SF of warehouse with dock loading
- Warehouse can remain or be converted to office space
- Numerous amenities within a short drive
- Heavy parking ratio



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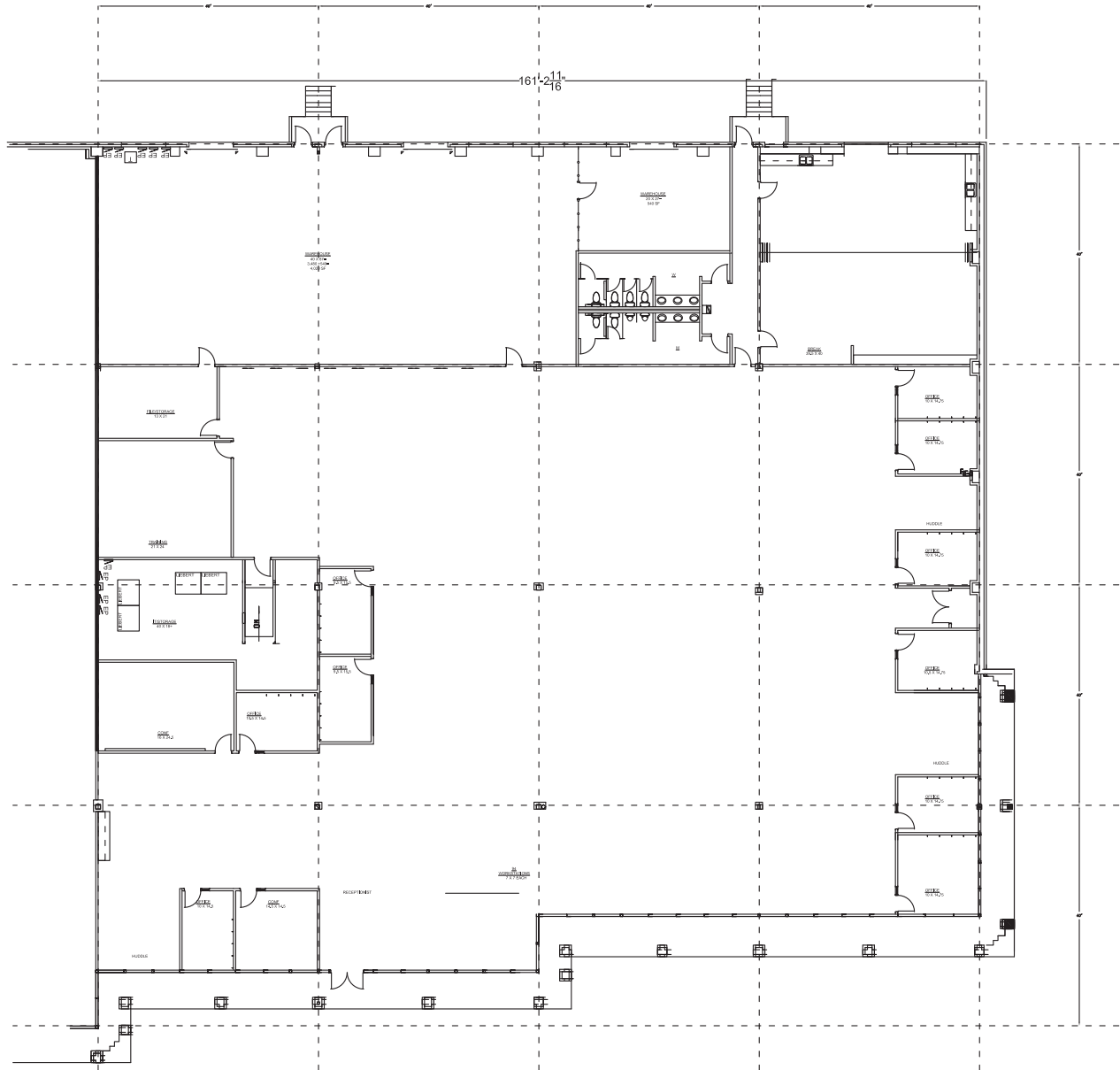
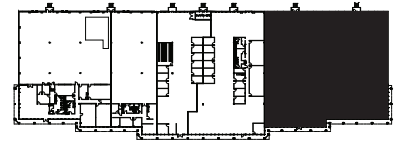
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24,489 SF  
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SUITE 300 | 24,489 SF

KEY PLAN



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