400 BISHOP

Aerial View

building

- 130,000 SF Loft Office
- 14' - 18' floor-to-floor heights
- Direct access from parking garage
- Building signage rights
- 3.0/1,000 SF parking ratio
- 7,000 SF, 10,000 SF, 30,000 SF floorplates

amenities

- Exclusive tenant balconies
- On-site, first floor food/beverage and entertainment
- Rooftop terraces
- 52 + restaurants, 18 + Shops and 6 Hotels located within a 1 mile radius

location

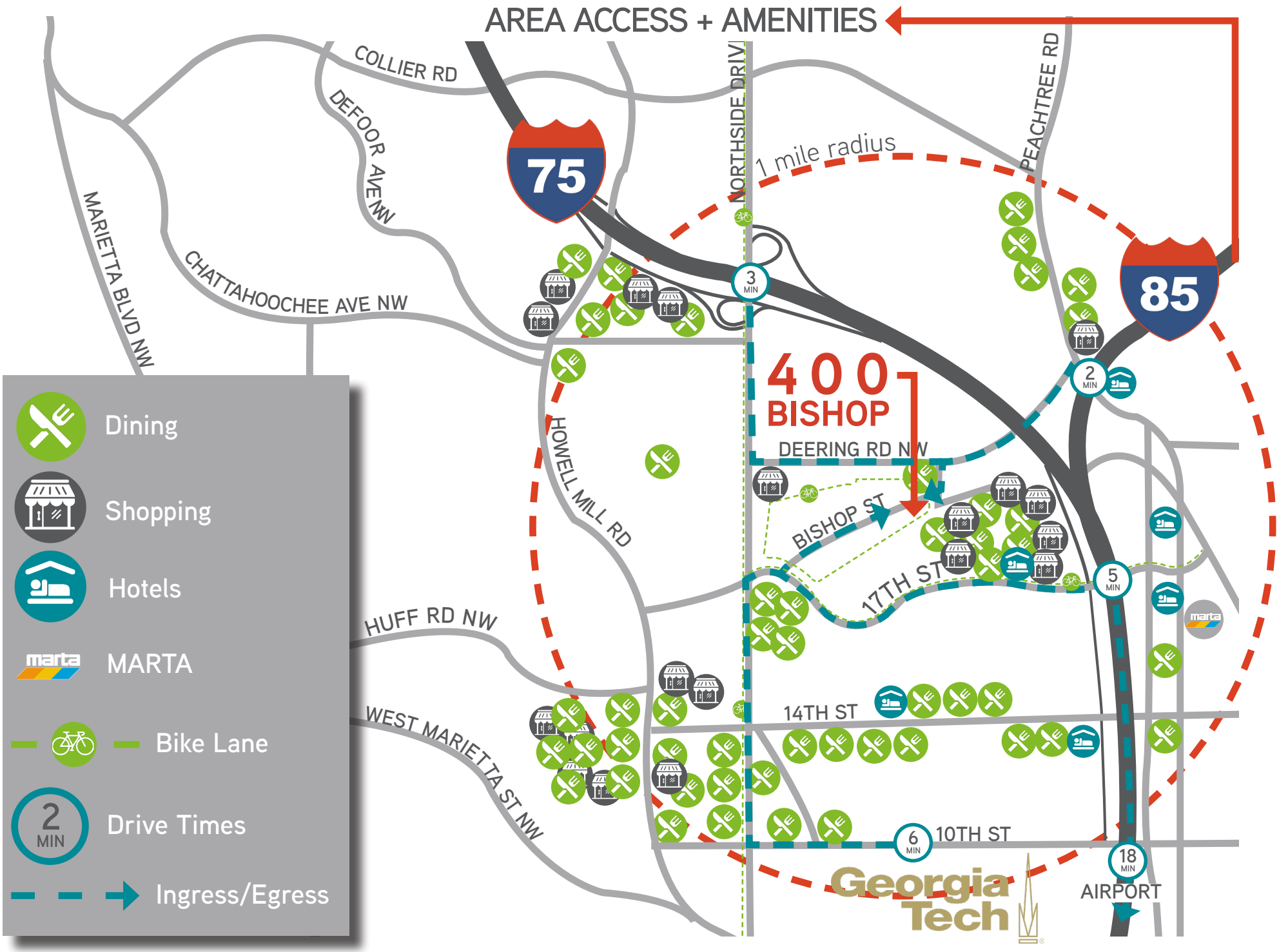
- Convenient access to I-75/I-85
- Direct access to Peachtree St and Northside Dr
- Multiple access thoroughfares to Buckhead, West Midtown, Midtown, Downtown and East Cobb

PROJECT OVERVIEW

SITE PLAN

Proposed Pedestrian
Bridge to Atlantic Station
18th St
Norfolk Southern Railroad Line
400
BISHOP
Bishop St
Mecaslin St
Linear Park with
planned Promenade

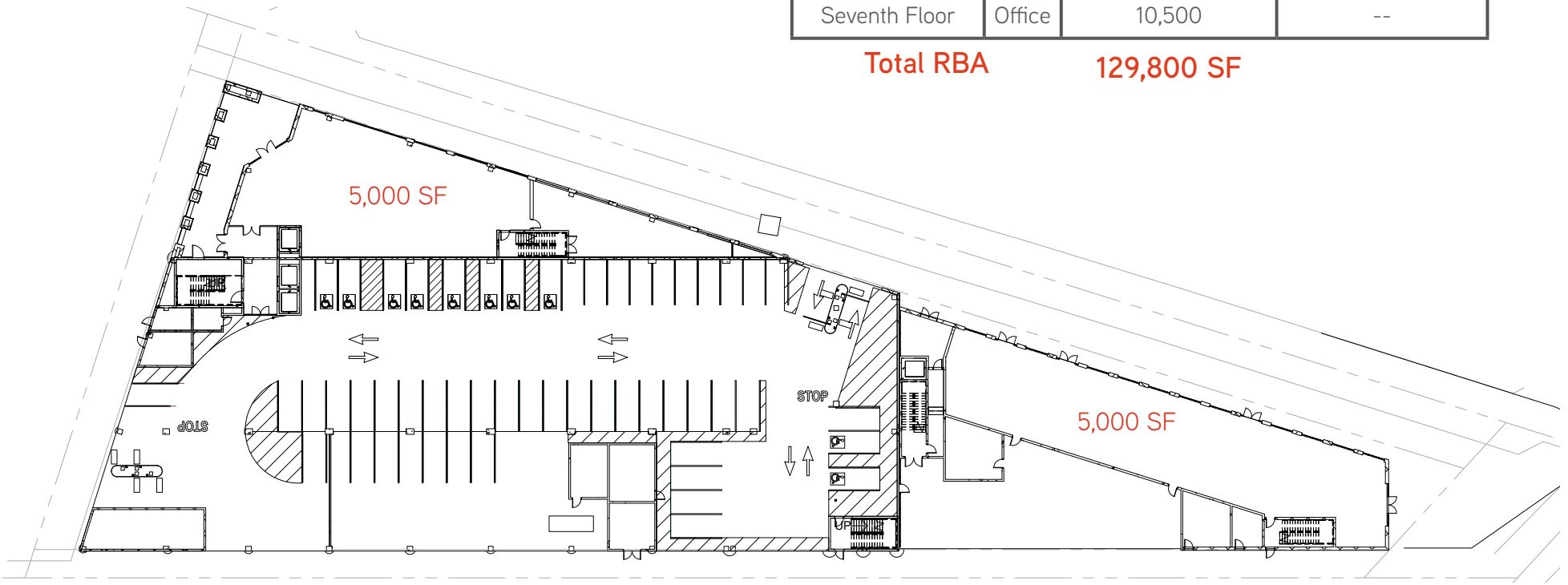
Georgia Tech Campus


AREA ACCESS + AMENITIES
COLLIER RD
DEFOOR AVE NW
MARIETTA BLVD NW
CHATTAHOOCHEE AVE NW
75
NORTHSIDE DRIVE
1 mile radius
PEACHTREE RD
85
400
BISHOP
DEERING RD NW
BISHOP ST
17TH ST
HOWELL MILL RD
HUFF RD NW
WEST MARIETTA ST NW
14TH ST
10TH ST
3 MIN
2 MIN
5 MIN
6 MIN
18 MIN
AIRPORT
Georgia Tech
Dining
Shopping
Hotels
MARTA
Bike Lane
Drive Times
Ingress/Egress

Rentable Square Footage

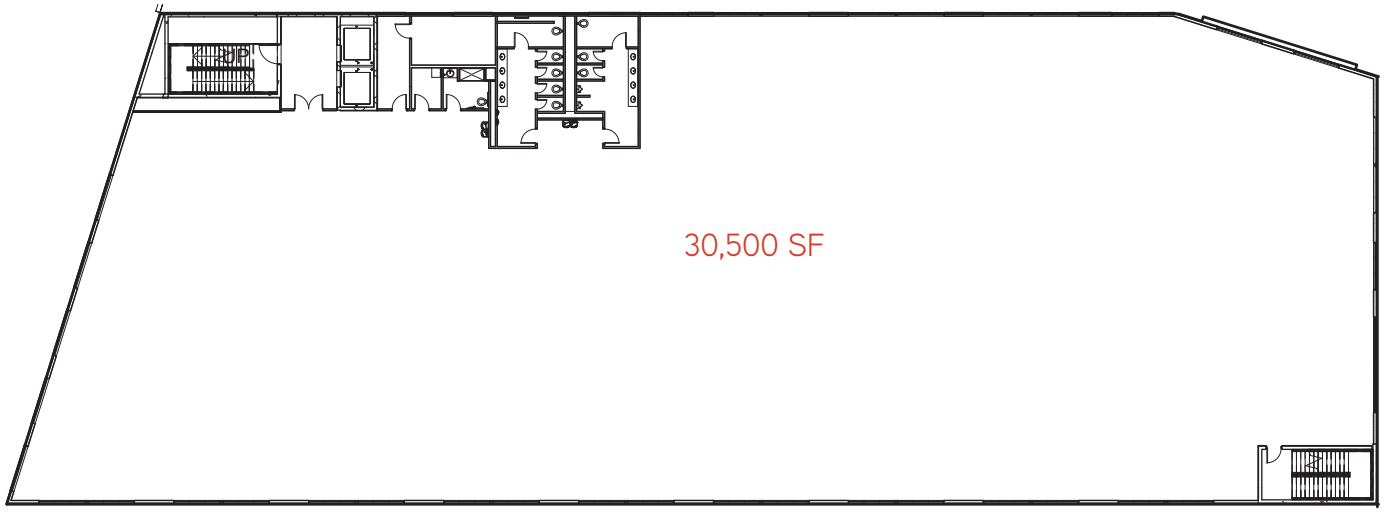
Floor Plan	Use	Building A Area (SF)/Floor	Building B Area (SF)/Floor
First Floor	Retail	5,000	5,000
Second Floor	Office	6,600	9,500
Third Floor	Office	6,600	9,500
Fourth Floor	Office	6,600	9,500
Fifth Floor	Office	30,500	--
Sixth Floor	Office	30,500	--
Seventh Floor	Office	10,500	--

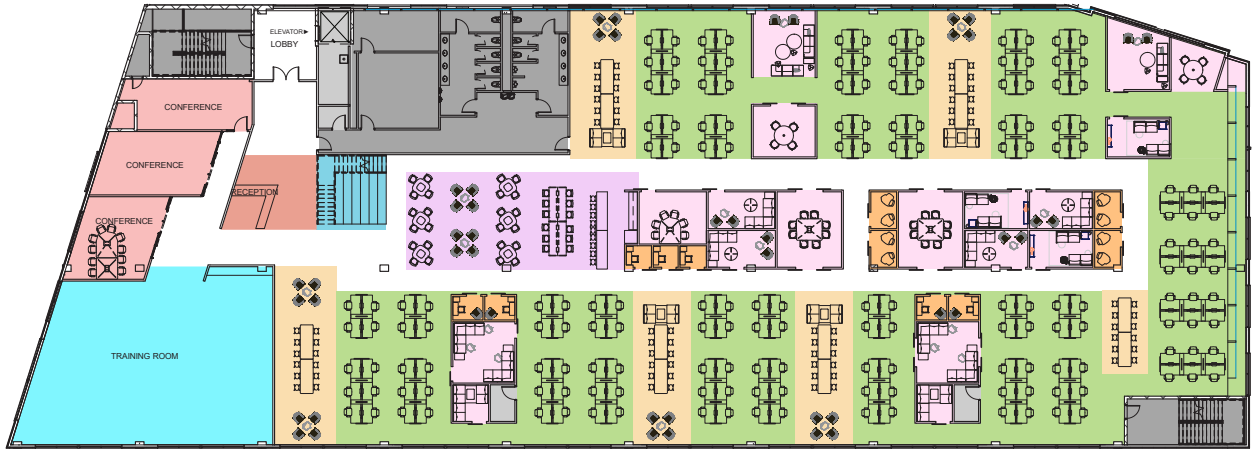
Total RBA **129,800 SF**



TYPICAL STREET LEVEL FLOORPLATE

TYPICAL FLOORPLATE WITH TESTFIT





WORKSTATION COUNT

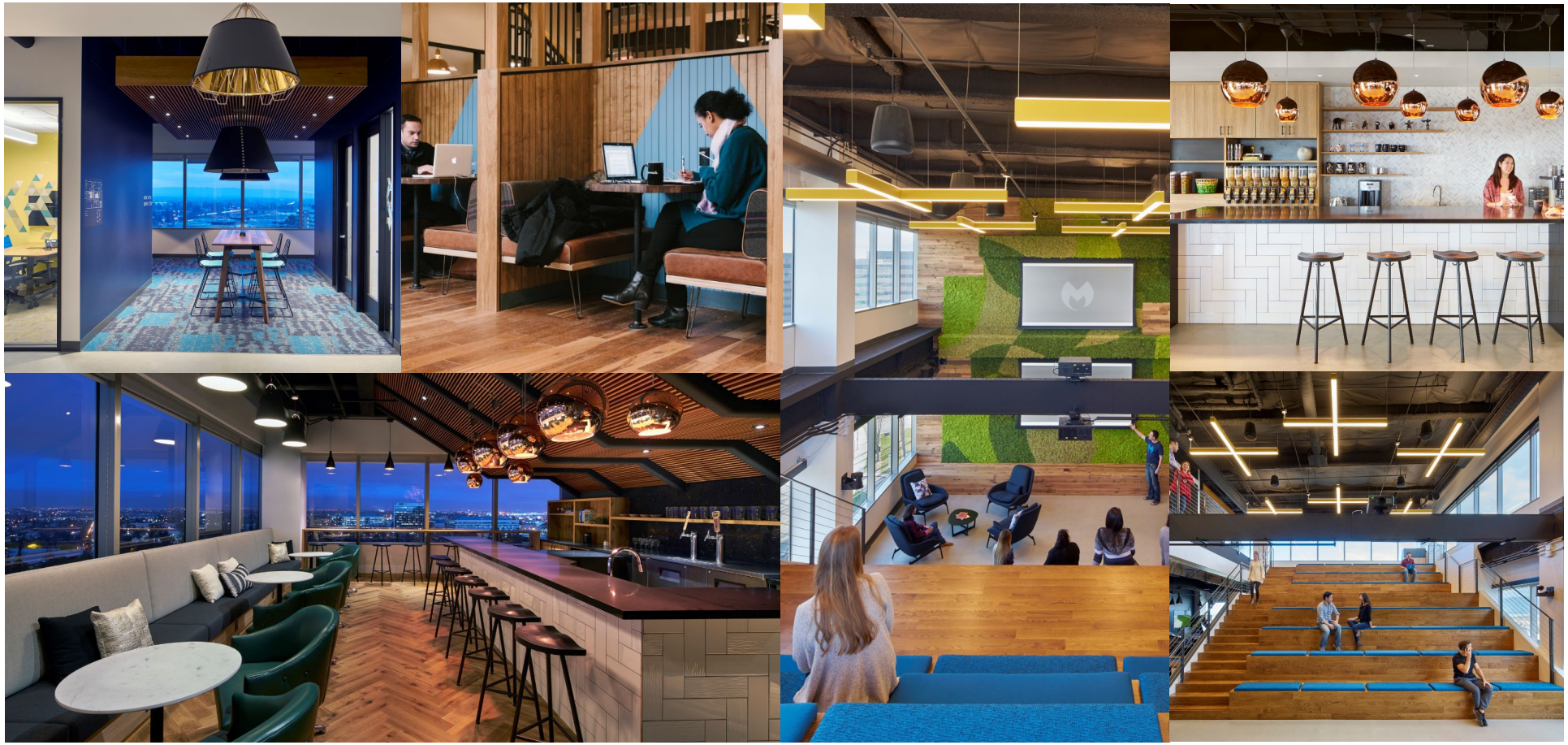
All Hands Total In Parantheses

LEVEL 6: 174 (246)
LEVEL 7: 24 (48)
TOTAL: 198 (294)

BREAK OUT SPACES

(11) 1-2 TELEPHONE ROOM
(8) 5 PERSON MEETING
(11) 5-8 PERSON MEETING
(3) 8-12 PERSON MEETING
(3) 12+ CONFERENCE

- RECEPTION
- GRAND STAIRS
- WORKSTATION
- COLLABORATIVE SPACE
- BREAK OUT ROOM
- TELEPHONE ROOM
- CONFERENCE
- TRAINING
- WORK CAFÉ
- BAR
- ROOFTOP LOUNGE
- STORAGE/EQUIPMENT
- UTILITIES/CORE



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