

# Atlanta Office Development Pipeline Midyear 2018

**7**

Buildings over 100,000 SF  
Under Construction

**2.9 M**

SF Under Construction

**815,156**

SF Under  
Construction Available

**72%**

SF Under  
Construction leased



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COMMERCIAL REAL ESTATE SERVICES



UNDER CONSTRUCTION

	#	BTS/ SPEC	Project Name & Location	Developer	Rentable Bldg. Area	Direct Available Space	Percent Leased	Est. Completion
Central Perimeter	1	BTS	Park Center II - State Farm 240 Perimeter Center Pky NE, Atlanta	KDC Real Estate Development & Investments	670,000 SF	0 SF	100%	Q4 - 2019
Midtown	2	SPEC	Coda 771 Spring St, Atlanta	Portman Holdings, LLC	760,000 SF	261,886 SF	66%	Q1 - 2019
	3	BTS	NCR Corp. Headquarters Phase II 864 Spring St, Atlanta	Cousins Properties Incorporated	277,000 SF	0 SF	100%	Q4 - 2018
	4	SPEC	725 Ponce 725 Ponce de Leon Ave NE, Atlanta	New City, LLC	343,270 SF	343,270 SF	0%	Q1 - 2019
	5	BTS	Anthem Technology Center 740 W Peachtree St, Atlanta	Portman Holdings, LLC	351,981 SF	0 SF	100%	Q1 - 2020
	6	SPEC	T3 West Midtown 383 17th St, Atlanta	Hines	230,000 SF	210,000 SF	9%	Q3 - 2019
North Fulton	7	BTS	Jackson Healthcare 2555 Northwinds Pky, Alpharetta	Choate	267,000 SF	0 SF	100%	Q1 - 2019
Totals					2,899,251 SF	815,156 SF	72%	



UNDER CONSTRUCTION MAP



Recent Announcements: Proposed Office Development  
As of Q2 2018 (100,000+)

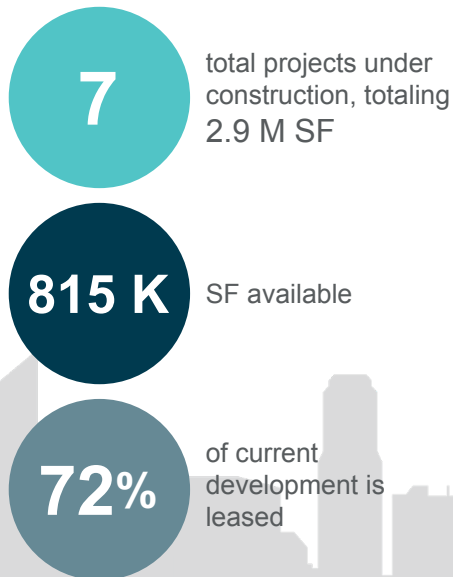
	# of Projects	Total SF
Central Perimeter	3	900,000 SF
Midtown	4	1,481,190 SF
North Fulton	4	1,100,000 SF
Northeast Atlanta	3	700,000 SF
West Atlanta	2	862,500 SF
16 buildings		5,043,690 SF

## Delivered Projects 2018

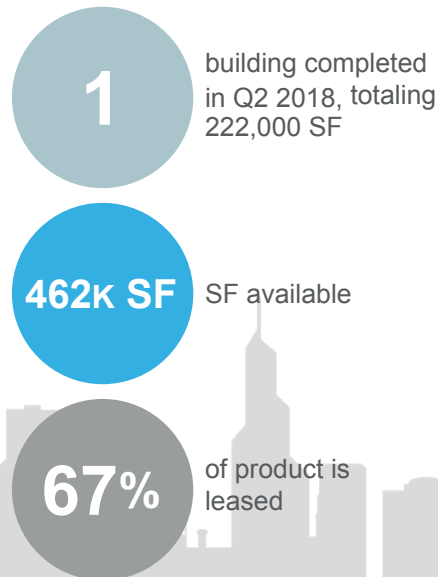
	#	Project Name	Location	SF	Direct Available Space	Percent Leased
Midtown	1	NCR Corp. Headquarters	864 Spring St	485,000	0 SF	100%
Central Perimeter	2	4004 Perimeter Summit	4004 Perimeter Summit	355,250	355,250 SF	0%
	3	Future Mercedes-Benz HQ	Abernathy Rd at Glenridge Dr	225,000	0 SF	100%
North Fulton	4	3 Edison Dr	3 Edison Dr	107,643	107,643 SF	0%
NW Atlanta	5	Encore Center - HD Supply	3400 SE Cumberland Blvd	222,000	0 SF	100%
Totals				1,394,893	462,893 SF	67%

### Atlanta Development

#### Current Development



#### 2018 Completed Development



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### EXPLOSIVE GROWTH

Since its inception there has been an explosive growth of Lee & Associates offices throughout the country and now in Vancouver, British Columbia, making it one of the largest and fastest growing commercial real estate organizations in North America.

#### About Lee & Associates

In 2010, our Atlanta office joined Lee & Associates, the largest broker-owned commercial real estate sales organizations in the U.S. As a local office of this highly respected national firm, the Atlanta team capitalizes on Lee's stellar reputation to continue its paradigm of establishing long-term, client-driven relationships to develop customized solutions for every client's specific real estate requirement.