

**FOR
LEASE**

BUSINESS COMMONS

3975 - 3985 Lakefield Court Suwanee GA 30024



Property Info

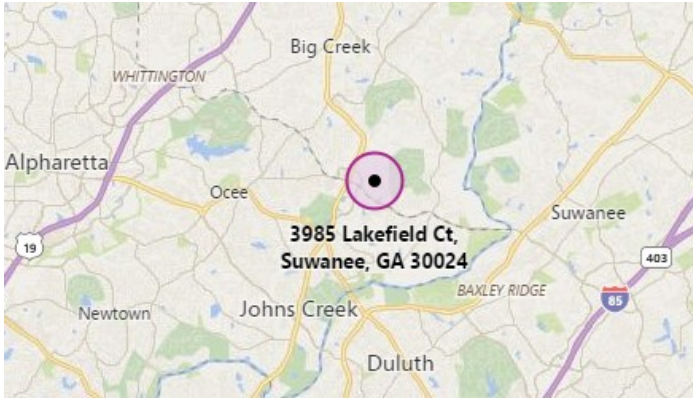
- Located off McGinnis Ferry Road
- Positioned between intersection of McGinnis Ferry & 141 and St. Marlo Country Club
- 131,000 SF Development; Built in 2006
- Mezzanine space available in every suite
- Former built-out trampoline park space available; 35,802 square feet.

Major Tenants



COMING AVAILABLE





Benefits:

- Building clear height of 24 feet
- Drive-In doors available
- Suites fully sprinkled
- Community loading docks



Space	Tenant	SQ FT	Space	Tenant	SQ FT
101-103	Atlanta Badminton Club	13,040	201-204	TOCA Impact	22,176
104-107	ASM Assembly Systems	38,766	205	TOCA Impact	16,727
108-115	Available *Former Trampoline Park*	35,802	206	Synergy Cross Fit	5,368
			207	Sun Granites	5,720
3975	Total Building	87,376	3985	Total Building	44,180

TOTAL PARK SF: 131,566

Mezzanine area included in SF