

**TENCH ROAD PROJECT**  
**Suwanee, Georgia 30024**  
**4110 Tench Road – 97,936**

Building	Suite	Total Sq. Ft.	Office Sq. Ft.	Office Layout	Monthly Rental	Approx. Rate/SF	CAM	Doors	Comments
4110	D, E, F, or G	7,043	1,507	3/Br/3R	4,255	7.25	293	D/DI	
<del>4110</del>	<del>J</del>	<del>9,123</del>	<del>1,507</del>	<del>3/Br/3R</del>	<del>5,320</del>	<del>7.00</del>	<del>380</del>	<del>2D/DI</del>	<del>Lease Out</del>
4110	B	10,250	1,772	4/Br/3R	5,980	7.00	427	2D/DI	
4110	C	11,724	1,772	4/Br/3R	6,840	7.00	489	3D/DI	
4110	H	12,447	1,772	3/Br/3R	7,105	6.85	519	3D/DI	
4110	A	13,028	2,008	3/C/Br/3R	7,435	6.85	543	3D/DI	
4110	K	13,414	2,008	3/C/Br/3R	7,655	6.85	559	3D/DI	

N.B.: All Rates are Net-Net-Net; Building is Front-Loading  
Taxes Currently Est.: \$.55/SF; Insur. Currently Est.: \$.06  
**CAM: \$.50/SF; Water-Sewer: \$30.00/ Mo.**  
Clear Height: 24'  
Power: 200 amp, 480/277-volt 3-phase

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Combination lock box located on meter room next to Suite ?? (combo 1-2-3-4)

**AVAILABLE MAY 2018**