



**OAKHURST
REALTY
PARTNERS**

The M by Radius

1080 W Peachtree St NW, Atlanta, GA 30309

MIDTOWN RETAIL STOREFRONTS

Midtown Atlanta's most exciting high-rise mixed-use development featuring 3,206 SF of premiere retail space.

For more information, please contact **Todd Semrau** | tsemrau@oakrep.com

The M by Radius

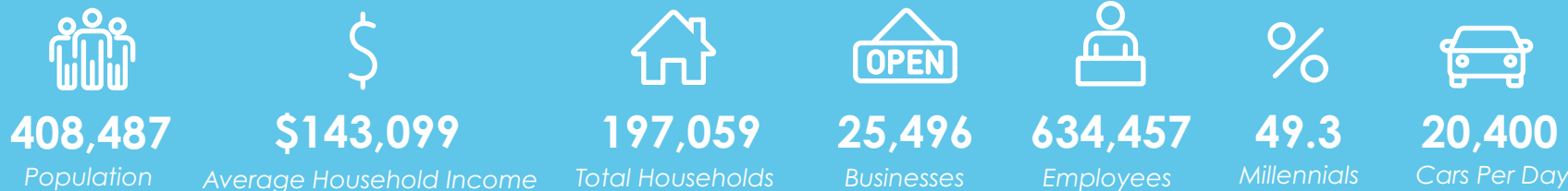


DEVELOPMENT HIGHLIGHTS

Rare opportunity to lease small footprint retail space at the highly sought after corner of 12th street and W. Peachtree Street, in the heart of Midtown. 12th Street is quickly becoming a key retail artery in the Arts Center Midtown District. The available storefronts sit at the base of The M by Radius, a 23-story luxury apartment tower and across from 1072 W. Peachtree the tallest mixed-use tower in Midtown. Google headquarters, Epicurean Hotel, Whole Foods and a variety of acclaimed restaurants are located nearby.

- » Two 900 SF bays are available immediately
- » Suite 102: 2nd Gen nail salon – complete with FF&E
- » Suite 103: Flex retail-office – white box delivery
- » Ample on-site retail parking
- » 320 apartments
- » Busy pedestrian corridor
- » Heavy office and residential density
- » Intense daytime and evening retail activity
- » Major law firms, federal reserve and national banks nearby

Within 5 Miles



The M by Radius



Only in Midtown | Major Employers

Midtown is Atlanta's commercial and cultural hub, a mecca for the creative class, and a catalyst for innovation and technology. The grid system that underpins the district allows for an urban, walkable lifestyle not matched by any other place in the Southeast. These intrinsic characteristics have made the neighborhood a hotbed for growth. Since 2015, 23,000+ new jobs have been announced, spurring new and transformative commercial developments.



600+ Employees



2,500 Employees



5,400 Employees



2,800 Employees



3,000 Employees



1,000 Employees

Only in Midtown | By The Numbers



4M

Total SF of office delivered
in 2021 (or currently under
construction)

5,000+

Residential units delivered
in 2021 (or currently under
construction)

10

Development projects
reviewed by the DRC

3,300+

New jobs announced for
Midtown in 2022

5x

Population growth compared
to the rest of Atlanta

\$19B

Annual economic impact

Only in Midtown | Connected



A tight, **120-block street grid** offering abundant travel choices and unparalleled walkability



One-seat ride to **Hartsfield-Jackson International Airport**, the busiest airport in the world



Consistently ranked among the region's best neighborhoods for walking, with more than **40 linear miles of sidewalks**



5 miles of existing bike lanes + 10 more miles planned, plus **12 bikeshare stations**



4 MARTA rail stations with access to more than 76 miles of public transit and 26 local/regional bus routes



300+ acres of parks and green space and a network of well-lit, tree-lined sidewalks



Central location with **exceptional interstate access**



Direct connections to **Piedmont Park** and the **Atlanta BeltLine's Eastside Trail**



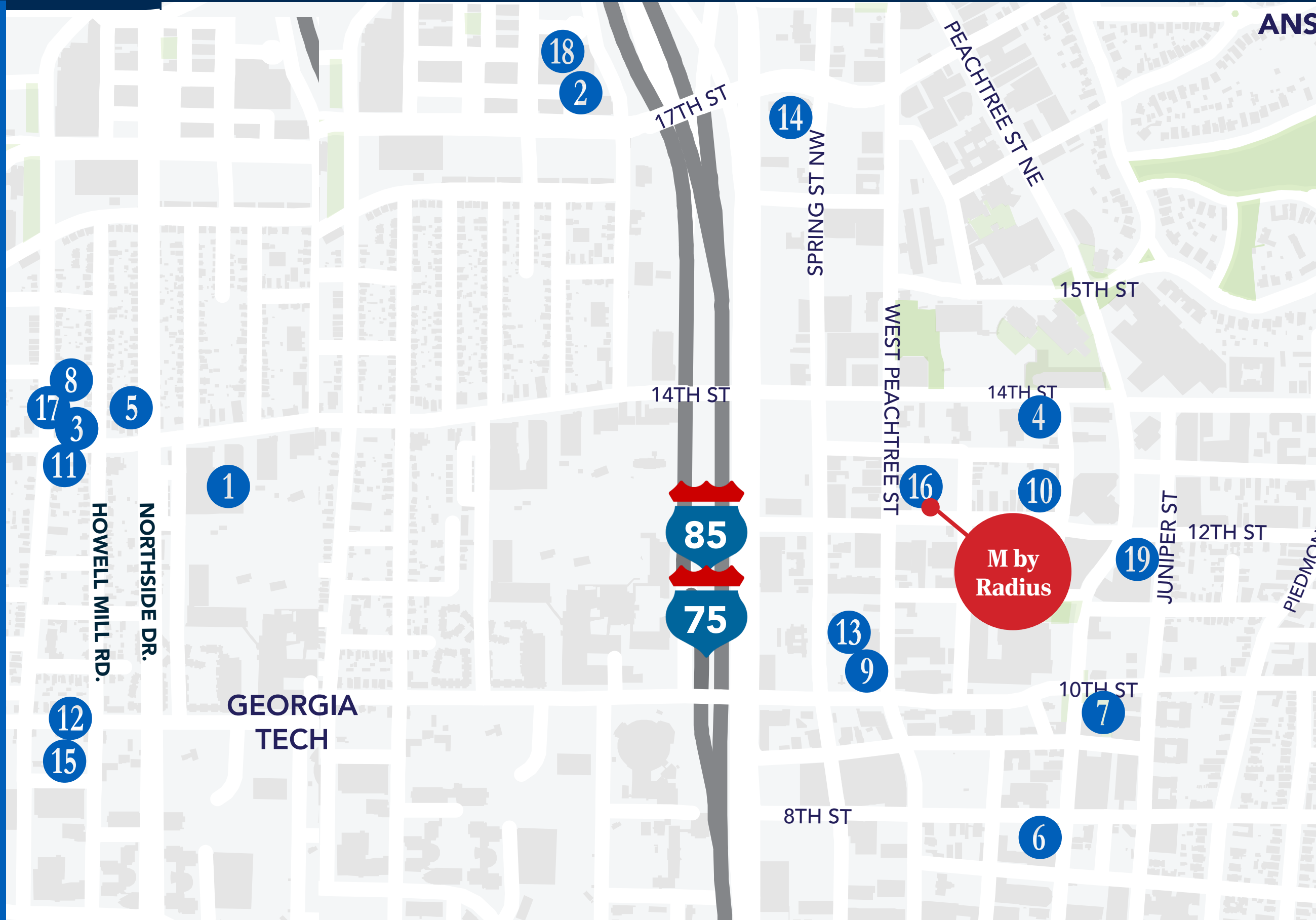
Source: Midtown Alliance

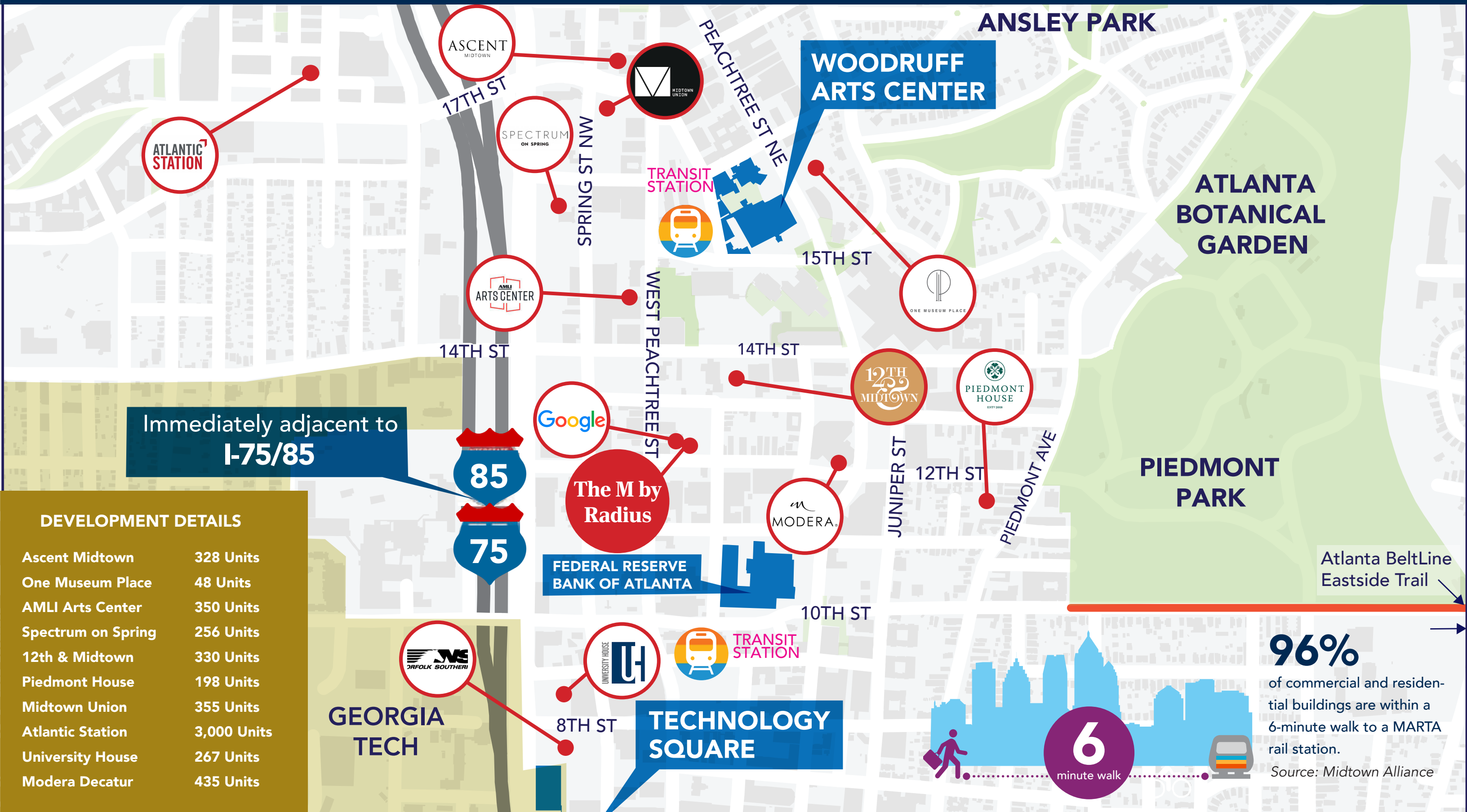
Local Attractions



Local Restaurants

1. Antico
2. Azota
3. Aziza
4. Bar Margot
5. Cooks & Soldiers
6. Ecco
7. Empire State South
8. Forza Storico
9. Low Country Steak
10. Lure
11. Marcel
12. Miller Union
13. Nagomiya
14. Nan
15. Nick's Westside
16. Reverence
17. Redbird
18. Toscano Ristoranti Italiano
19. STK Steakhouse





Immediately adjacent to
I-75/85

DEVELOPMENT DETAILS

Ascent Midtown	328 Units
One Museum Place	48 Units
AMLI Arts Center	350 Units
Spectrum on Spring	256 Units
12th & Midtown	330 Units
Piedmont House	198 Units
Midtown Union	355 Units
Atlantic Station	3,000 Units
University House	267 Units
Modera Decatur	435 Units

96%
of commercial and residen-
tial buildings are within a
6-minute walk to a MARTA
rail station.
Source: Midtown Alliance



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