



THE INTERLOCK

PHASE II

SUMMER 2023



II

THE INTERLOCK

Located at the Intersection of Howell Mill Road and 11th Street, The Interlock Phase II features even more opportunities for office, retail, and restaurants as part of the mixed-use development.

- 42,517 SF for a Publix nestled into the midst of the bustling epicenter of Atlanta's West Midtown.
- 130,000 RSF of office space, ideal for both traditional and tech savvy occupants wanting a desirable and efficient work space.
- 37,174 SF restaurants/retail shops to enhance and accentuate the Interlock experience through unique and unparalleled services and experiences.
- 670 beds for Georgia Tech student housing.
- 190 Room Boutique Hotel.

West Midtown

This flourishing historic district boasts a variety of retail and entertainment options, attracting a constant influx of established and affluent customers with significant disposable income. From young professionals with aspirational tastes and lifestyles to health conscious and tech savvy millennials, the shoppers here have an average household income of \$90,000 and up.

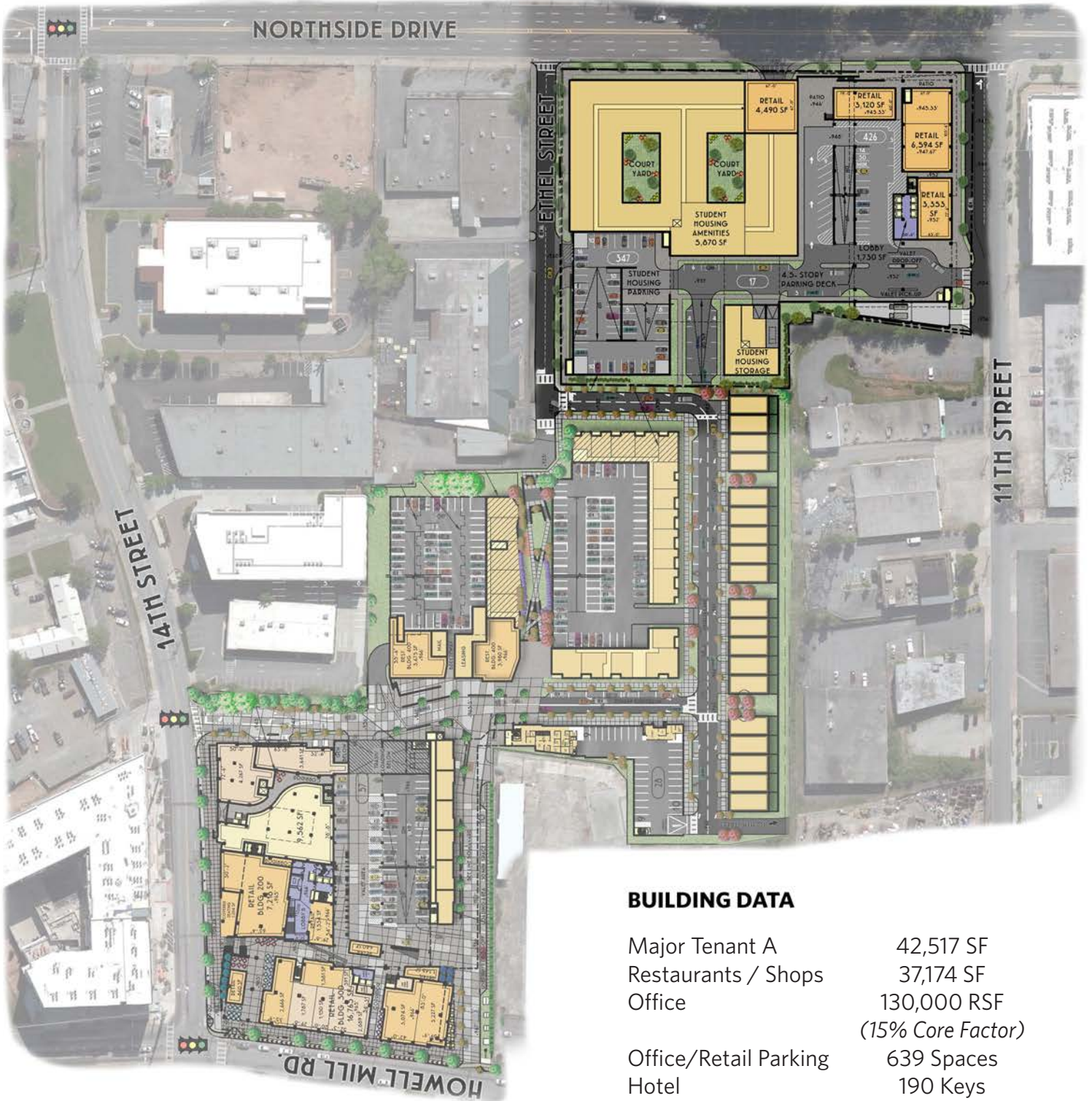
The district is easily accessed from all major interstates through Atlanta, including the highest income Atlanta areas of Buckhead, Midtown, Sandy Springs, and Vinings. More than 25% of those currently shopping in the district live within walking distance.



THE INTERLOCK

NORTHSIDE DRIVE & ETHEL STREET
ATLANTA, GEORGIA

THE ATLANTA MIXED USE DESTINATION KNOWN FOR BEING WHERE
THE MODERN SOUTH INTERACTS WITH TECHNOLOGY, FOOD, CULTURE AND STYLE.



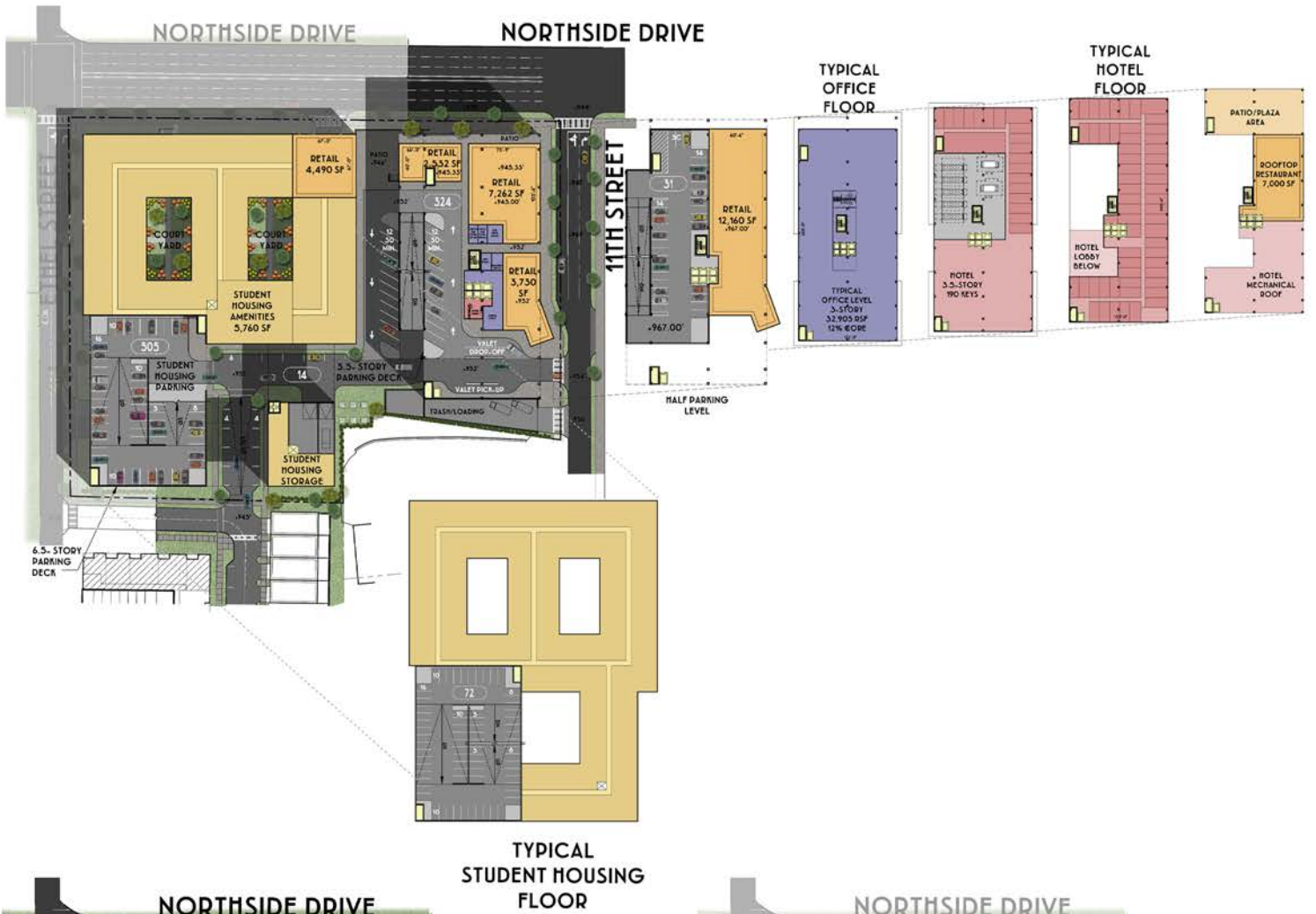
BUILDING DATA

Major Tenant A	42,517 SF
Restaurants / Shops	37,174 SF
Office	130,000 RSF (15% Core Factor)
Office/Retail Parking	639 Spaces
Hotel	190 Keys
Student Housing	670 Beds
Student Parking	505 Spaces



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NORTHSIDE DRIVE & ETHEL STREET
ATLANTA, GEORGIA



Restaurants

The fast-casual and full service restaurant scene in West Midtown is home to a marvelous mixture of local and regional dishes headlined by a curation of several well-known Atlanta based chefs, such as Anne Quatrano and Ford Fry. With sales over \$1,000 psf, considerably exceeding industry standards, West Midtown offers a variety of delicacies, from OK-U's sushi menu and The Optimist's seafood selection to home-cooked burgers at Yeah! Burger and Upbeet's fresh-mixed salad bowls. Moreover, diners have the option of choosing Marcel's Steakhouse, new American-Southern eateries at Miller Union or JCT Kitchen, and upscale Basque tapas or Spanish small plates at Cooks & Soldiers or Barcelona.



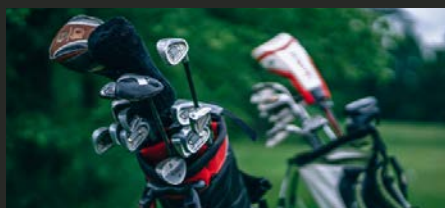
Retail

West Midtown contains a unique blend of national fashion and design retailers with the likes of Room & Board, Design Within Reach, Lululemon, and Anthropologie. Moreover, the area is home to Sid & Ann Mashburn and Bungalow Classic, Atlanta's own local take on men's and women's fashion and home décor. All within a two mile radius, consumers have access to complete home and personal fashion from 25 home furnishing, lighting, indoor and outdoor furniture and carpet retail showrooms.



Entertainment

West Midtown is continually adapting to the area's demand of entertainment and lifestyle. Visitors, young professionals, and residents with high discretionary income have a wide array of activities at their disposal, from entertaining clients - or weekend fun - at Top Golf, to catching a flick at the local movie theater, or stimulating their creative side at The Atlanta Contemporary Art Center or the High Museum of Art. Moreover, the nightlife is rife with opportunities to let loose with colleagues and friends. The owners of The Painted Pin, whose successful location in Buckhead provides top-notch entertainment, opened a new concept called The Painted Duck, a new take on bowling complimented by additional indoor games. Whether it is grabbing a drink at Little Trouble's Asian-infusion style bar, or catching a game of bocce at Ormsby's indoor bocce courts, West Midtown has become a definition for Atlanta's way of life.



Underwood Hills

Chattahoochee Ave

Defoor Ave

NUEVO LAREDO
CANTINA

BALLARD
DESIGNS

Bellemeade Ave

Loring Heights

B
BALLET



B
A
C
H
A
N
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L
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A



Howell Mill Road

Northside Drive

17th Street

Proposed Beltline Trail



Knoll

ANTHROPOLOGIE



KING PLOW
EVENT GALLERY



The OPTIMIST

8th Street



BOCADO



LE FAT



Tech Parkway

Marietta Street

Jessop

Northside Drive

Brookwood Hills

Ansley Park



Midtown



Georgia Tech

Ponce De Leon Ave

North Avenue

Peachtree Road

Peachtree Street

Piedmont Avenue

Techwood Drive

West Peachtree Street

Spring Street

14th Street

15th Street





THE INTERLOCK



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