

# Perimeter Park South

## 5512 Ringgold Rd, Chattanooga, TN 37412

Listing ID: 29779041  
 Status: Active  
 Property Type: Office For Lease  
 (also listed as Retail-Commercial)  
 Office Type: Business Park, Mixed Use  
 Contiguous Space: 500 - 2,760 SF  
 Total Available: 9,410 SF  
 Lease Rate: \$8 - 8.50 PSF (Annual)  
 Base Monthly Rent: \$333.33 - 1,040  
 Lease Type: Gross Lease, Modified Gross



### Overview/Comments

Multi-Tenant Office Building located on Ringgold Road in East Ridge, Tennessee. Easy access to I-24 & I-75. Space ranging from 510 SF up to 5,000 SF. This is a Gross Lease. Utilities are paid by Tenant.

Directions: - From I-75 S, follow the signs for Atlanta. Use the right lane to take exit 1 for US-41 S. Use the right 2 lanes to turn right onto US-41N/ Ringgold Rd. Destination will be on the left.

### More Information Online

<https://commercial.gcar.net/listing/29779041>

### QR Code

Scan this image with your mobile device:



### General Information

Tax ID/APN: 169K B 001  
 Office Type: Business Park, Mixed Use, Office Building  
 Zoning: C2 & C6

Building Name: Perimeter Park South  
 Class of Space: Class B  
 Building/Unit Size (RSF): 22,275 SF

### Available Space

Suite/Unit Number: 114  
 Suite Floor/Level: 1  
 Space Available: 1,200 SF  
 Minimum Divisible: 1,200 SF  
 Maximum Contiguous: 1,200 SF  
 Space Type: Relet

Date Available: 10/07/2019  
 Lease Term (Months): 36 Months  
 Lease Rate: \$8.50 PSF (Annual)  
 Lease Type: Modified Gross  
 Rent Escalators: Step-Up Lease  
 Rent Escalators Description: 3% increase annually

### Available Space

Suite/Unit Number: 202  
 Suite Floor/Level: 2  
 Space Available: 500 SF  
 Minimum Divisible: 500 SF  
 Maximum Contiguous: 500 SF  
 Space Type: Relet

Date Available: 01/01/2021  
 Lease Term (Months): 36 Months  
 Lease Rate: \$8 PSF (Annual)  
 Lease Type: Modified Gross  
 Rent Escalators: Step-Up Lease  
 Rent Escalators Description: 3% increase annually

### Available Space

Suite/Unit Number: 203  
 Suite Floor/Level: 2  
 Space Available: 510 SF  
 Minimum Divisible: 510 SF  
 Maximum Contiguous: 510 SF  
 Space Description: Reception area and open layout  
 Space Type: Relet

Date Available: 11/01/2019  
 Lease Term (Months): 36 Months  
 Lease Rate: \$8 PSF (Annual)  
 Lease Type: Modified Gross  
 Rent Escalators: Step-Up Lease  
 Rent Escalators Description: 3% increase annually

### Available Space

Suite/Unit Number: 204  
 Suite Floor/Level: 2  
 Space Available: 1,560 SF

Minimum Divisible: 1,560 SF  
 Maximum Contiguous: 2,760 SF  
 Space Type: Relet

Date Available:	11/01/2019	Lease Type:	Modified Gross
Lease Term (Months):	36 Months	Rent Escalators:	Step-Up Lease
Lease Rate:	\$8 PSF (Annual)	Rent Escalators Description:	3% increase annually

**Available Space**

Suite/Unit Number:	207	Space Type:	Relet
Suite Floor/Level:	2	Date Available:	07/01/2015
Space Available:	1,200 SF	Lease Rate:	\$8 PSF (Annual)
Minimum Divisible:	1,200 SF	Lease Type:	Gross Lease
Maximum Contiguous:	1,200 SF		

**Available Space**

Suite/Unit Number:	210	Date Available:	04/01/2018
Suite Floor/Level:	2	Lease Term (Months):	36 Months
Space Available:	1,140 SF	Lease Rate:	\$8 PSF (Annual)
Minimum Divisible:	1,140 SF	Lease Type:	Gross Lease, Modified Gross
Maximum Contiguous:	2,290 SF	Rent Escalators:	Step-Up Lease
Space Type:	Relet	Rent Escalators Description:	3% increase annually

**Available Space**

Suite/Unit Number:	212	Date Available:	01/01/2021
Suite Floor/Level:	2	Lease Rate:	\$8 PSF (Annual)
Space Available:	825 SF	Lease Type:	Gross Lease, Modified Gross
Minimum Divisible:	825 SF	Rent Escalators:	Step-Up Lease
Maximum Contiguous:	1,650 SF	Rent Escalators Description:	3% increases annually
Space Type:	Relet		

**Available Space**

Suite/Unit Number:	214	Date Available:	01/01/2021
Suite Floor/Level:	2	Lease Rate:	\$8 PSF (Annual)
Space Available:	825 SF	Lease Type:	Gross Lease, Modified Gross
Minimum Divisible:	825 SF	Rent Escalators:	Step-Up Lease
Maximum Contiguous:	1,650 SF	Rent Escalators Description:	3% increase annually
Space Type:	Relet		

**Available Space**

Suite/Unit Number:	220	Lease Term (Months):	36 Months
Space Available:	1,650 SF	Lease Rate:	\$8 PSF (Annual)
Minimum Divisible:	1,650 SF	Lease Type:	Gross Lease, Modified Gross
Maximum Contiguous:	1,650 SF	Rent Escalators:	Step-Up Lease
Space Type:	Relet	Rent Escalators Description:	3% Increases Annually
Date Available:	04/01/2018		

**Area & Location**

Market Type:	Medium	Highway Access:	Easy access to I-24 & I-75
Property Visibility:	Excellent	Airports:	Chattanooga Metro Airport
Transportation:	Bus, Highway, Taxi		

**Building Related**

Total Number of Buildings:	1	Roof Type:	Flat
Number of Stories:	2	Parking Type:	Surface
Year Built:	1987	Parking Description:	Parking in front and behind the building.

**Land Related**

Zoning Description:	C2 & C6
Lot Frontage:	100
Lot Depth:	327

## Location

Address: 5512 Ringgold Rd, Chattanooga, TN 37412  
County: Hamilton  
MSA: Chattanooga



## Property Images



5512 Ringgold Road 1 (6-8-15)



5512 Ringgold Road 3 (6-8-15)

### Listing Photograph

5512 Ringgold Road 4 (6-8-15)



5512 Ringgold Road 5 (6-8-15)

## Property Contacts



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