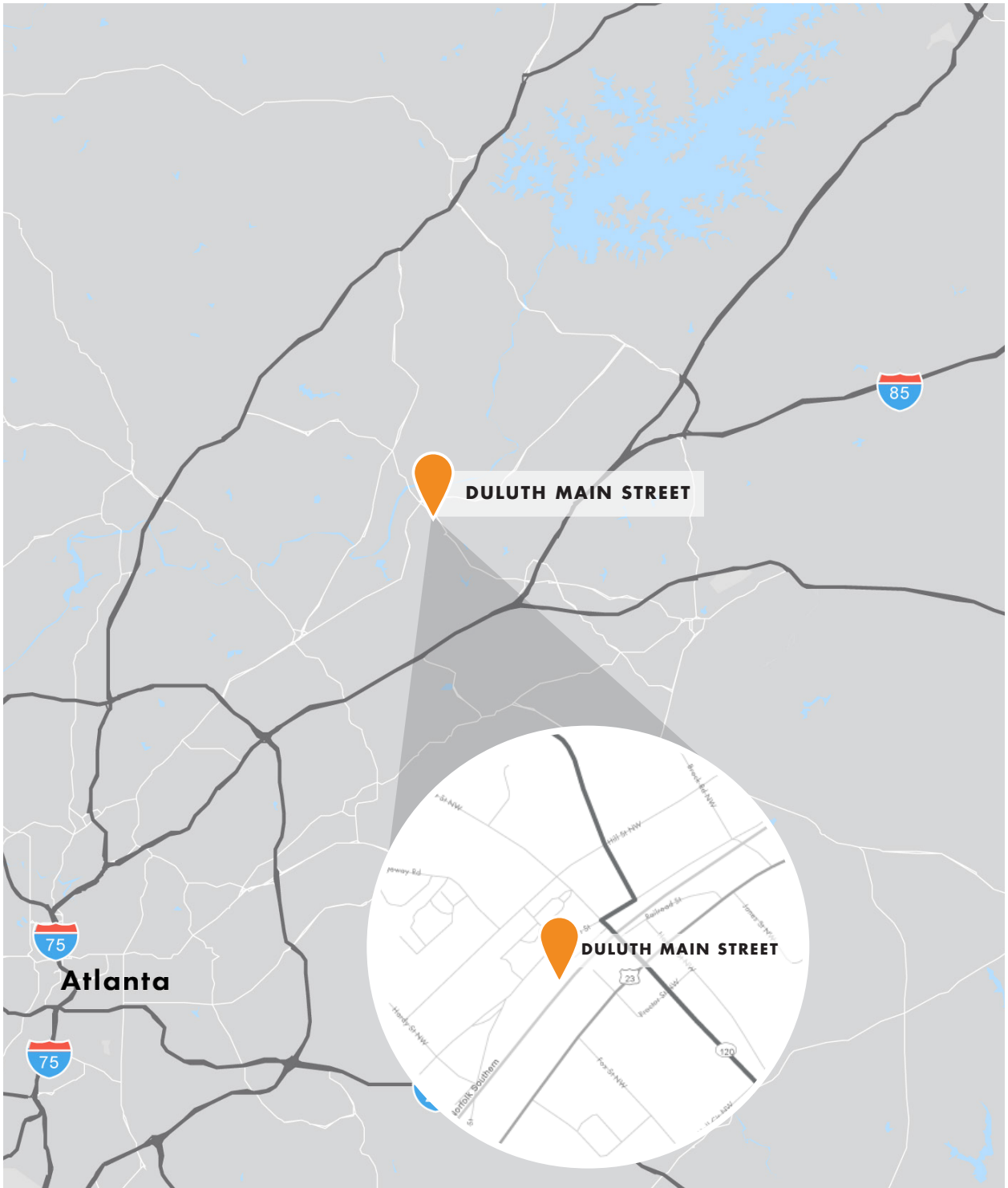




# DULUTH MAIN STREET

**CLASS A OFFICE SPACE** IN THE HEART OF HISTORIC DOWNTOWN DULUTH

FOUNDRY  
COMMERCIAL



## LOCATION

Duluth Main Street is a 40,700 square feet of boutique office in Downtown Duluth. The property, built in 2008, is in the heart of Duluth's historic Main Street district and sits adjacent to the Duluth Town Green and City Hall. Steps away from the upscale retail of Parson's Alley and the surrounding shops and restaurants, the location offers an amenity-rich environment for employees and visitors.

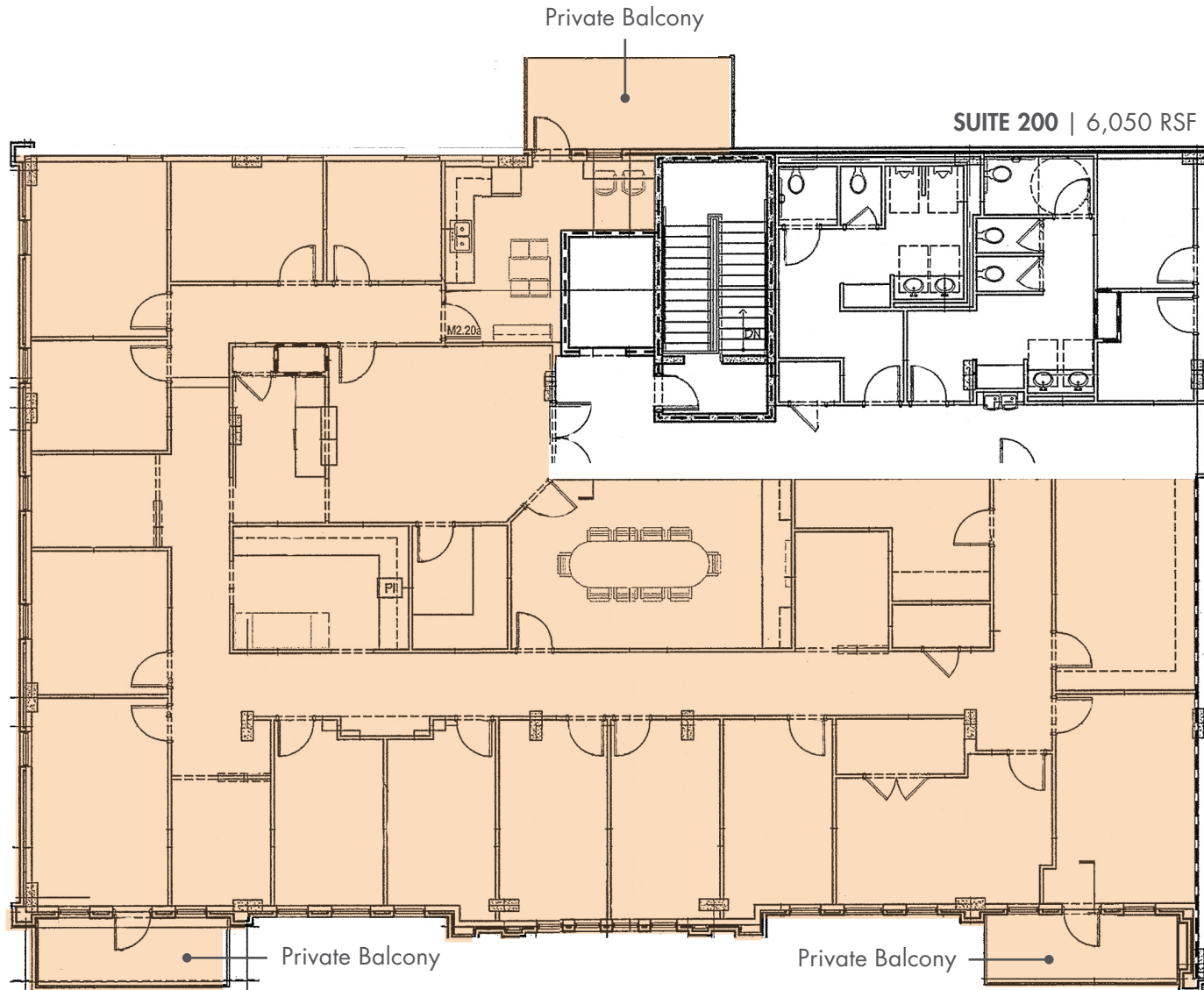


DULUTH MAIN STREET

# ASSET OVERVIEW

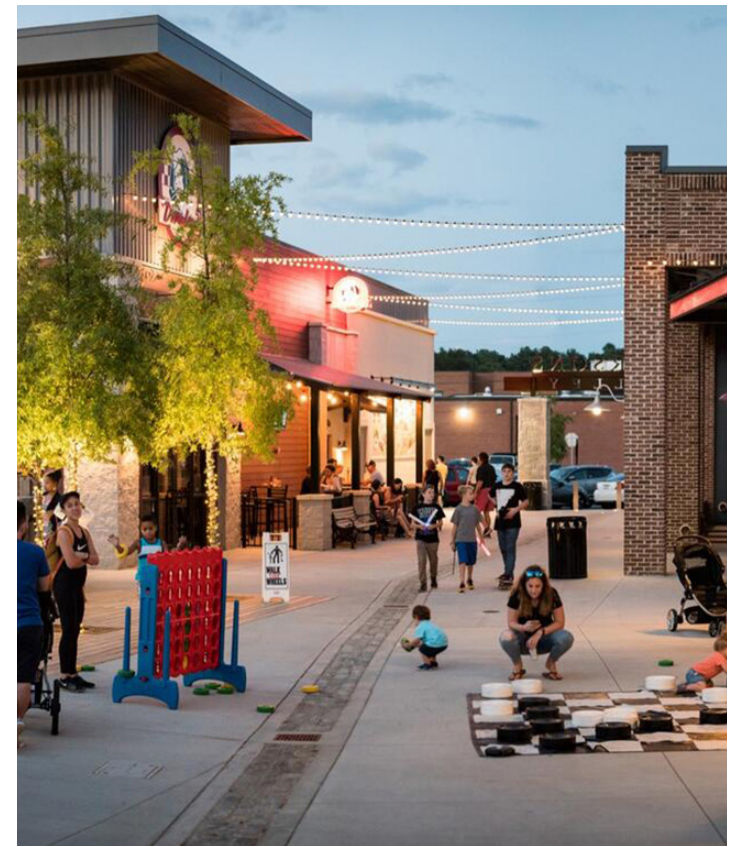
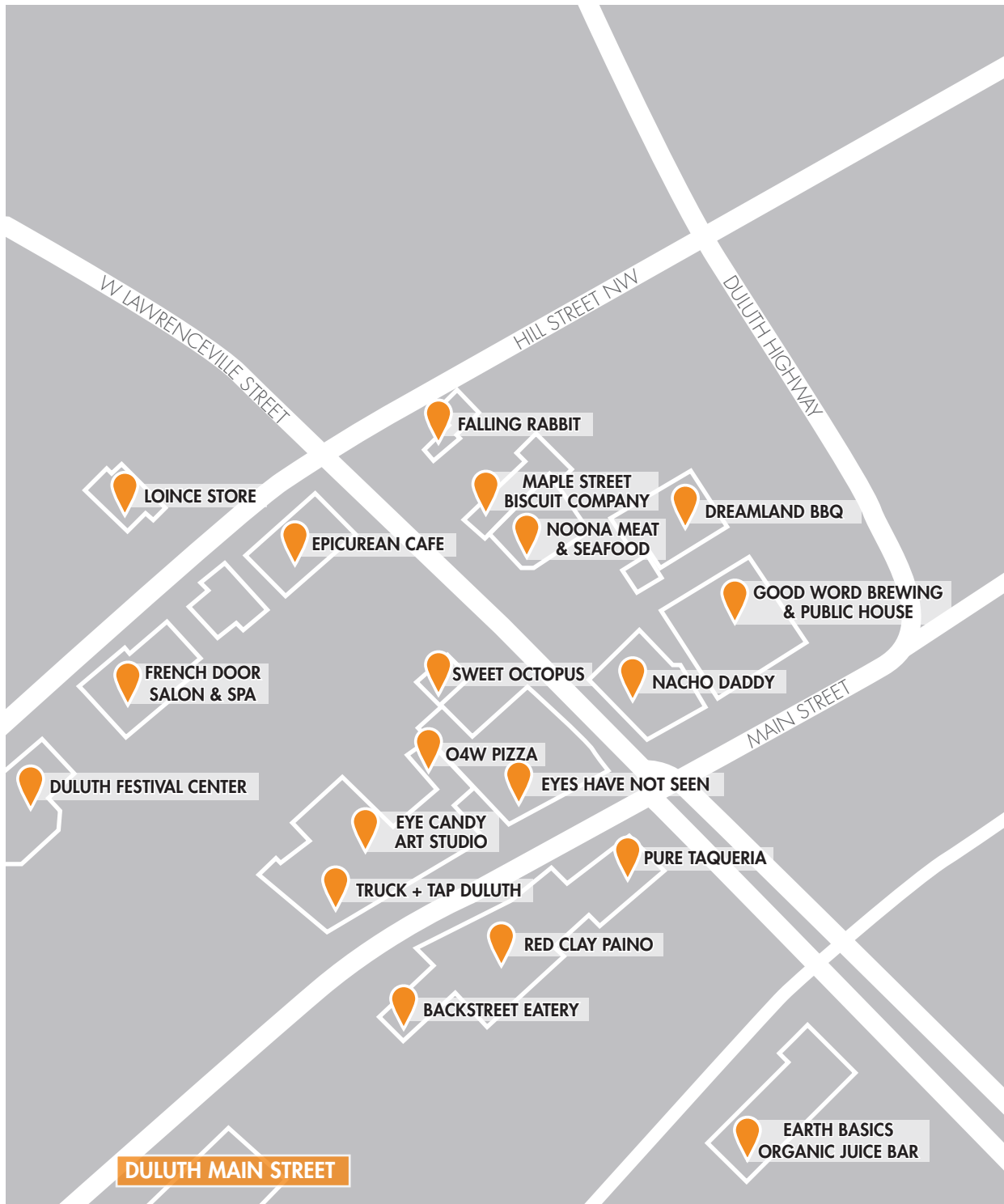
<b>LOCATION</b>	Historic Downtown Duluth
<b>ADDRESS</b>	3150 - 3160 Main Street Duluth, GA 30096
<b>YEAR BUILT</b>	2008
<b>PARKING</b>	4.00/1,000 SF
<b>AVAILABILITIES</b>	6,050 RSF featuring three (3) private balconies





# DULUTH MAIN STREET





## PARSON'S ALLEY

Adjacent to Duluth's Village Green, Parson's Alley is 30,000 square feet of restaurant and shop space around a large plaza area, creating an arts and entertainment district in downtown Duluth. Maintaining much of the historic character of the surrounding buildings, many of the venues offer al fresco dining on rooftop decks and outdoor patios. Main Street is the only office building within walking distance of Parson's Alley, offering tenants and visitors unparalleled amenity access.



BRIAN HOWELL

[BRIAN.HOWELL@FOUNDRYCOMMERCIAL.COM](mailto:BRIAN.HOWELL@FOUNDRYCOMMERCIAL.COM)

**404.551.3334**

**FOUNDRY**  
COMMERCIAL

[foundrycommercial.com](http://foundrycommercial.com)