



# PARKWAY

INSPIRED BY OPPORTUNITY.  
DEFINED BY COMMUNITY.

1850 Parkway Place, Marietta, GA



THE SIMPSON ORGANIZATION



NORMANDY  
PARTNERS

# Discover a New On-Site Experience

Ascending 12 stories above I-75 at the 120-loop interchange, Parkway anchors a business community at the entrance to Marietta's Green Tech Corridor and metro-Atlanta's northern hubs. Undergoing capital improvements including a modernized lobby and new amenity zone addition, Parkway will feature an enhanced workday experience slated to debut in January 2024.

## PLANNED IMPROVEMENTS



LOBBY  
MODERNIZATION



FITNESS &  
MOVEMENT CENTER



TENANT LOUNGE  
& GAMING



CAFÉ  
MODERNIZATION



ADDITIONAL  
OUTDOOR SEATING

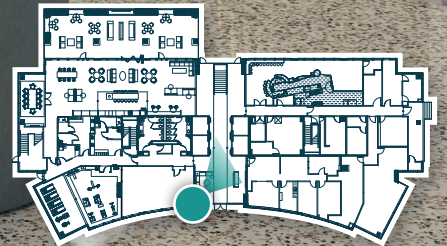
## FIRST FLOOR PLAN VISUALIZATION



PRIMARY BUILDING ENTRANCE

## ON-SITE AMENITIES

- Parkway Café
- Security
- Covered Parking
- Conference Facility
- Car Detailing
- Fitness & Movement Center (Coming 2024)
- Mother's Room (Coming 2024)
- Tenant Lounge & Gaming (Coming 2024)
- Courtyard Foodtruck Rotation
- Outdoor Seating
- Move-In Ready Spec Suites
- Sundries Shop
- On-Site Property Management
- EV Charging Stations





Tenant Lounge And Gaming Center



Featuring a New Grab & Go Market





Shared Building Conference



Fitness and Movement Center



MARIETTA SQUARE

FRANKLIN GATEWAY

COBB PARKWAY

ATLANTA UNITED TRAINING FACILITIES

# In-Town Convenience, Workplace Serenity

Parkway exists at the intersection of prime, in-town access and urban serenity. Conveniently located with access to choice area amenities across Franklin Gateway, Marietta Square and The Battery's thriving offering, Parkway tenants enjoy the local fare, lodging and attractions with connected on-site green space.



**PARKWAY**



TWO ON-SITE CAFÉS SERVING BREAKFAST & LUNCH



ROTATING FOOD TRUCK OPTIONS

THE BATTERY

TRUIST PARK



## FRANKLIN GATEWAY & COBB PARKWAY

JERUSALEM BAKERY & GRILL

Marietta DINER

Chick-fil-ℵ

SONNY'S BBQ

Red Hare BREWING COMPANY

COOK-OUT

## THE BATTERY ATLANTA / TRUIST PARK

FOX BROS. BAR-B-Q

CRÚ FOOD & WINE BAR

H&F BURGER

RESTAURANTE Superica "EXTRA GOOD TEX-MEX"

PIZZA dal ANTICO 1889 NAPOLETANA

C. Ellet's

## MARIETTA SQUARE / DOWNTOWN MARIETTA

TAQUERIA TSUNAMI

SILLA Del TORO TAPAS + DRINKS

EARL SMITH STRAND THEATRE

STOCKYARD BURGERS AND BONES

MPC MARIETTA PIZZA Co

WR SOCIAL HOUSE

GLOVER PARK BREWERY MARIETTA, GA

## NEARBY LANDMARK DESTINATIONS



STRAND THEATER & MARIETTA SQUARE



KENNESAW STATE UNIVERSITY & LIFE UNIVERSITY



THE BATTERY ATLANTA / TRUIST PARK



# Availabilities

Ranging from 1,258 RSF to 21,272 RSF full floor opportunities.  
Contiguous space available from 41,000 RSF to 53,000 RSF.



MOVE-IN READY SPEC SUITES AVAILABLE

For leasing information, please contact:

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AN INVESTMENT OF



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