

# COLONY SQUARE

At the corner of Peachtree and 14th Streets, Colony Square is not only the heart of Midtown, it's the heart of Atlanta—an original icon at the very center of the ever-rising capital of the modern South. Today, Colony Square has re-emerged as an icon of another kind, bringing The Art of Modern Life to Midtown: a sophisticated business, residential, and cultural hotspot that, like all great city squares, is alive with possibility. A beautiful, amenity-rich and arts-infused place to gather with community and soak up Midtown's vibe. Open, walkable, transit-friendly, seamlessly connected to the vibrant energy of the streets around it.



## LOCATION

Midtown Atlanta, Georgia

## PROJECT OVERVIEW

Originally opened in the 1970s, Colony Square was the first mixed-use destination to rise in the Southeast. North American Properties (NAP) acquired the 1.1 million-square-foot project in 2015 and reimagined the formerly enclosed development into "Midtown's Living and Dining Room," an open-air social haven. For the redevelopment, NAP pulled retail and dining closer to the street; demolished and repurposed underperforming spaces; incubated new placemaking concepts; relocated the building entrances of the the legacy office towers and revitalized their lobbies; and added two new Class A office-over-retail buildings, a dine-in cinema, a food hall, and multiple community gathering places.

NAP has ownership in Colony Square and oversees management, leasing and parking services.



## SITE FEATURES

- 7.1 acres
- 940,000 square feet of office
- 160,000 square feet of retail
- 51,000 square feet of community gathering space
- 20,000-square-foot food hall
- 262 upscale residences
- 466-key hotel
- 9-screen IPIC Theater
- Property Amenities
  - Helipad
  - Full-service Concierge
  - Valet parking
  - Dedicated rideshare zone
  - Rotating art program
  - 24/7 security

## LEASING AGENT

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