

887

WEST MARIETTA ST. NW

SUITE B

ATLANTA, GA 30318



7,585 SF

Live-Work Condo

FOR SALE

within the King Plow

complex in West Midtown



CONTACT INFO:

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- Opportunity to also purchase adjacent 12,500sf fee simple building

- Unique live-work unit in the heart of West Midtown

ABOUT THE OPPORTUNITY

887 West Marietta, Suite B is a unique live-work unit in the King Plow Arts Center. The loft is an expansive 7,585 square foot light-filled studio located in what was once a turn-of-the-century plow factory. The studio's soaring 25-foot ceilings and more than 2,000 panes of glass provide boundless natural light. The space is currently built out with event space, living area, full kitchen, 25' cyc wall, make-up studio, office space, and additional gathering rooms. A buyer could continue to use this as a live-work studio or convert it to 100% office or specialized use.



ABOUT KING PLOW

KING PLOW ARTS CENTER began as an antiquated plow factory, but has been transformed into an arts community and center for commercial, performing and visual arts. In 1990, the owners designed a plan to build affordable live/work studios, commercial artist spaces, art galleries, areas designed for the performing arts, and a restaurant within the buildings while preserving their historic and architectural significance.

King Plow consists of sixteen buildings, on 12.5 acres with approximately 256,000 square feet including common hallways.

The King Plow Arts Center currently has more than one hundred tenants and condominium owners representing fine, commercial and performing arts. Tenants representing fine art areas include: photographers, sculptors, painters, and metal smiths. The commercial arts are represented by a floral sculptor, architectural firms, interior designers, a modeling agency, graphic design firms, advertising agencies, multi-media designers, and several product & fashion photographers.

In 2003, King Plow Arts Center became the first Historic live/work/loft/office/commercial condominium in the city. The arts center now consists of live/work studios, commercial office spaces, special event facilities, Actor's Express Theater, Bold American Food Co. catering, Paul Mitchell hair school, and Terminal West concert venue. King Plow is the largest center of its kind in the city and has become a significant part of Atlanta's arts community.

King Plow Arts Center is pleased to serve as a model of adaptive reuse of historic structures and as a catalyst for the proposed Marietta Street Arts Corridor.



ABOUT WEST MIDTOWN

Known for its industrial-chic aesthetic, West Midtown boasts a mix of historic buildings, modern lofts, and repurposed warehouses. The neighborhood is characterized by its thriving arts and design community, with numerous galleries, boutiques, and studios showcasing the work of local artists and artisans. West Midtown is also home to some of Atlanta's top restaurants and has emerged as a hot spot in the city's culinary scene.

BY THE NUMBERS

WALK SCORE
70

MEDIAN AGE
27

EDUCATIONAL ATTAINMENT
62%

AVERAGE HH INCOME
\$92,643



AREA MAP

WESTSIDE
RESERVOIR
PARK

WEST
BOYD

PALO SANTO

TAQUERIA del SOL

THE INTERLOCH
Puttshack

barcelona

WEST EGG
café

upbeet

KING FLOW
CENTER
TERMINAL
WEST
AT KING
FLOW

STOCKYARDS
DUC

SLIM + HUSKY'S
PIZZA

Hattie's
CHICKEN

887
W. MARIETTA ST.

MILLER + UNION

Snooze
AN A.M. EATERY

The
OPTIMIST

BASTONE!



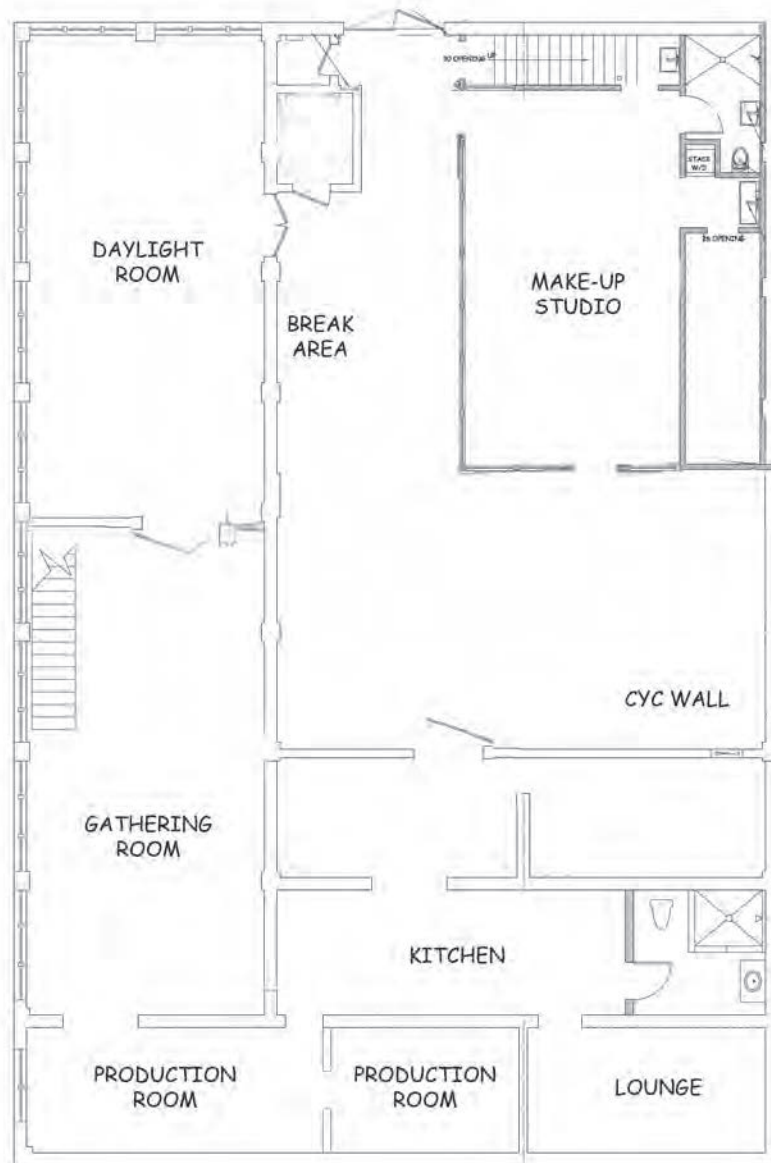
WESTSIDE BELTLINE
CONNECTOR

Emmy SQUARED
PIZZA

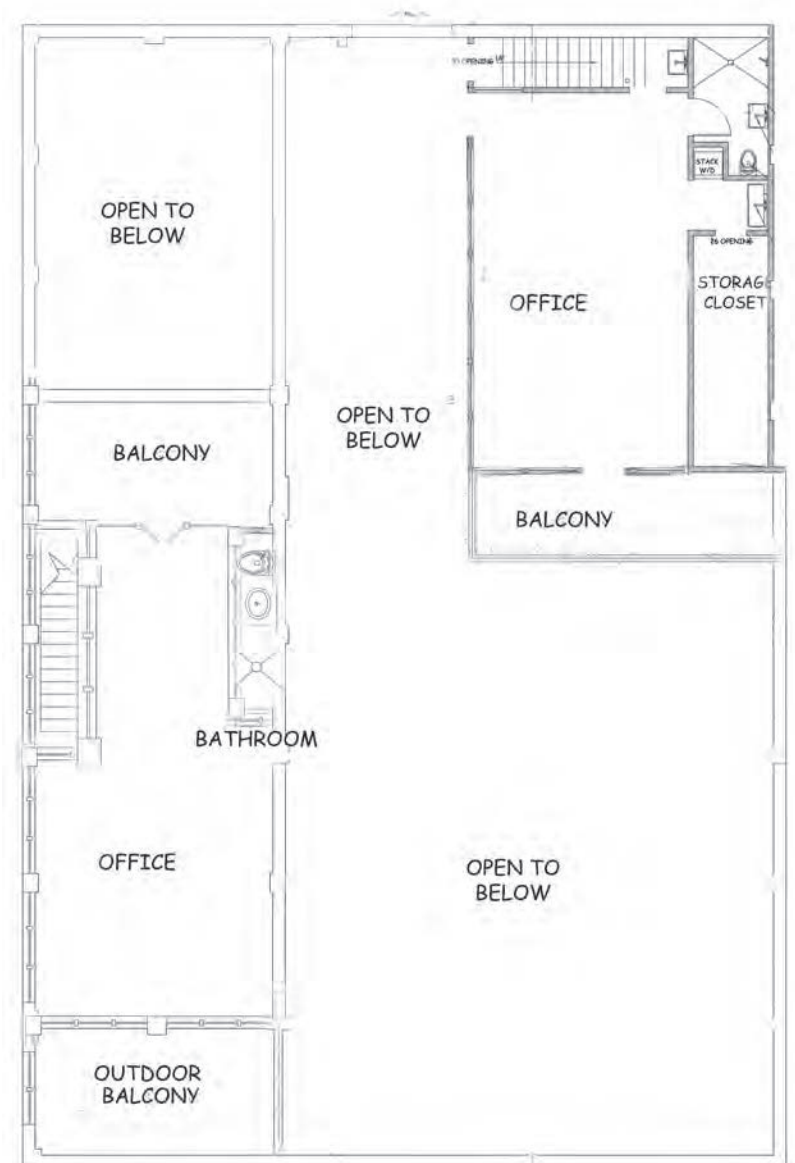
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FLOOR PLAN



FIRST FLOOR



SECOND FLOOR

ADDITIONAL PHOTOS

