

BRYKS

UPPER WESTSIDE

ESTD 2020



BRIDGER
PROPERTIES

BRYKS
UPPER WESTSIDE

2200 Marietta Blvd. NW,
Atlanta, GA 30318

ABOUT

High-visibility, ground-floor retail opportunity in burgeoning Upper Westside, one of Atlanta's hottest corridors. Designed to reflect the area's industrial roots and character, **BRYKS** is a two phase development featuring 11k SF of retail/restaurant space and 576 multi-family units.





UPPER WESTSIDE

With easy access to Atlanta's most affluent residential neighborhoods, the Upper Westside has transformed into a vibrant urban environment with a mix of office space, retail offerings, and restaurants. The neighborhood offers convenient access to major roadways, including Interstate 285, making it a practical choice for those in neighboring areas of the city including Buckhead and Sandy Springs.



The “Upper Westside” is directly in the path of progress as the employer base continues its exponential growth from Georgia Tech and westward through Midtown and West Midtown. Young professionals and growing families are seeking housing stock that is convenient to their places of employment, endless amenities, and the “New Urbanism” experience.





285

85

CHAMBLEE



400

BROOKHAVEN

TUCKER

75

BUCKHEAD

85

UPPER WESTSIDE

DRUID HILLS

BRYKS
UPPER WESTSIDE



285

MIDTOWN

WEST MIDTOWN



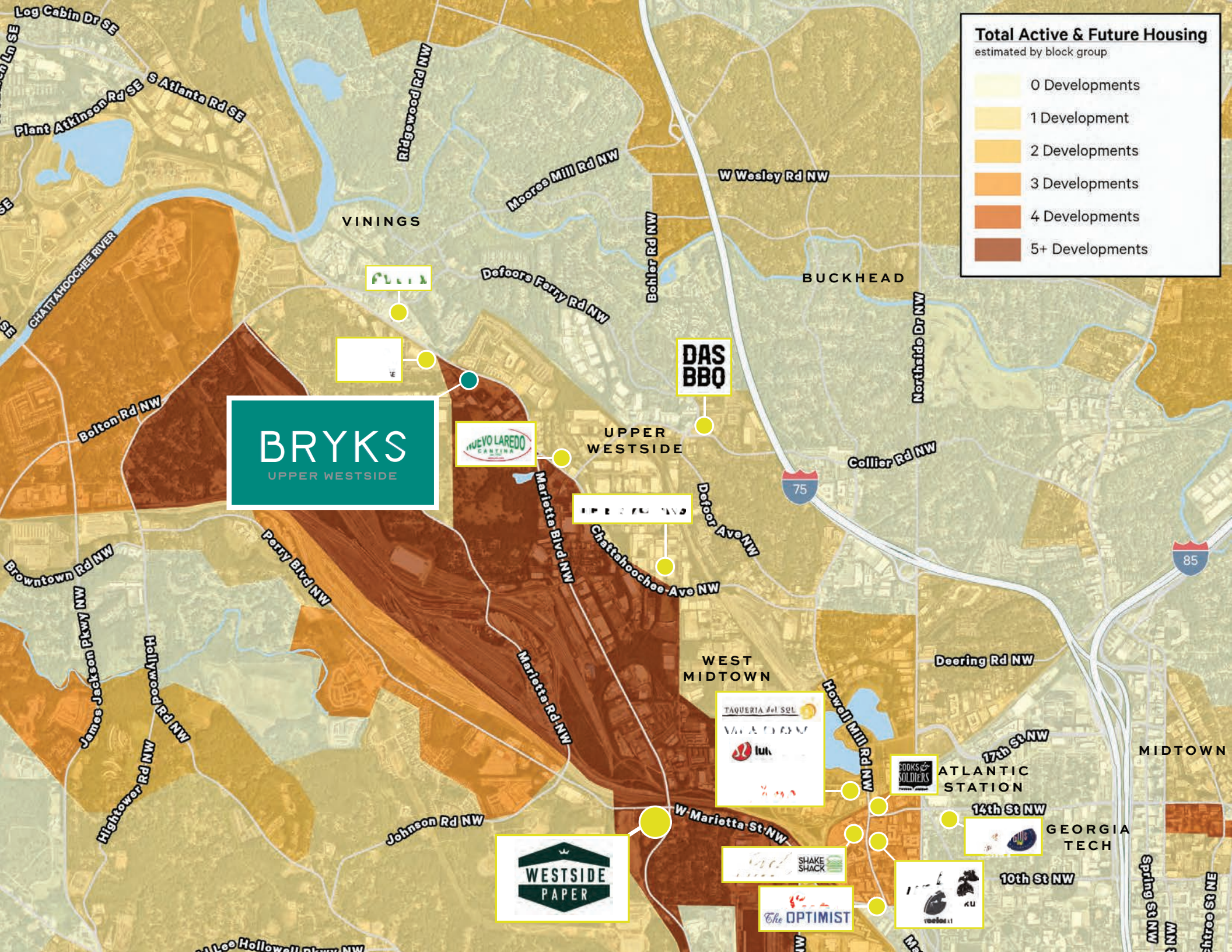
DECATUR

DOWNTOWN ATLANTA

20

WEST END

GRANT PARK



BRYKS
UPPER WESTSIDE

DAS BBQ

NUOVO LAREDO CANTINA

THE OPTIMIST

TAQUERIA del SOL
VIA VERDE
LUK

WESTSIDE PAPER

SHAKE SHACK

The OPTIMIST

KU

BOOKS & SOLDIERS

14th St NW

GEORGIA TECH

10th St NW

Deering Rd NW

WEST MIDTOWN

UPPER WESTSIDE

BUCKHEAD

VININGS

MIDTOWN

75

85

Log Cabin Dr SE
Plant Atkinson Rd SE
S Atlanta Rd SE

Ridgewood Rd NW

Moores Mill Rd NW

W Wesley Rd NW

Behler Rd NW

Defoors Ferry Rd NW

Northside Dr NW

Collier Rd NW

Bolton Rd NW

Perry Blvd NW

Marietta Blvd NW

Chattahoochee Ave NW

Defoor Ave NW

James Jackson Pkwy NW

Hollywood Rd NW

Marietta Rd NW

Johnson Rd NW

W Marietta St NW

Howell Mill Rd NW

17th St NW

ATLANTIC STATION

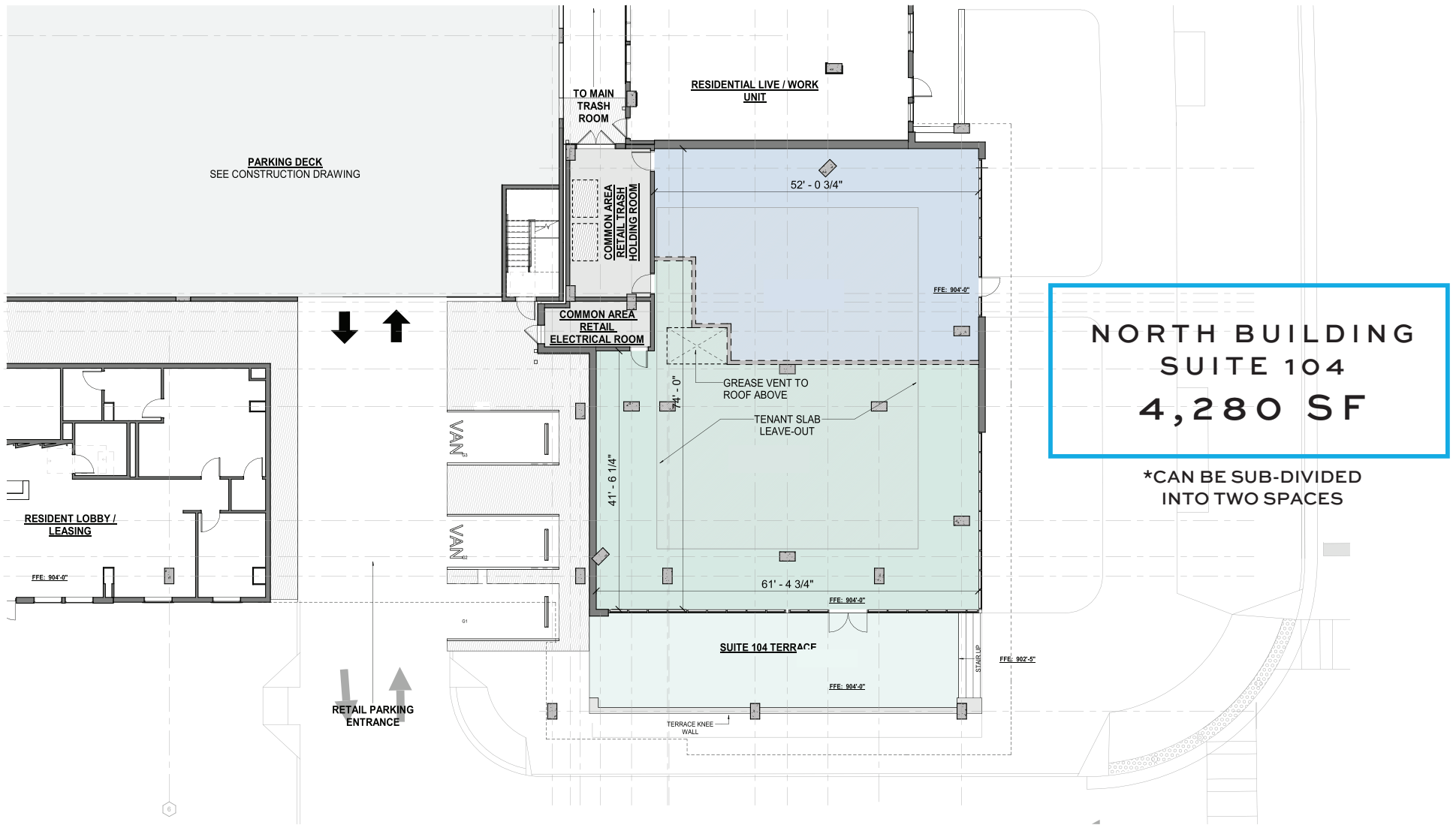
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SITE PLAN

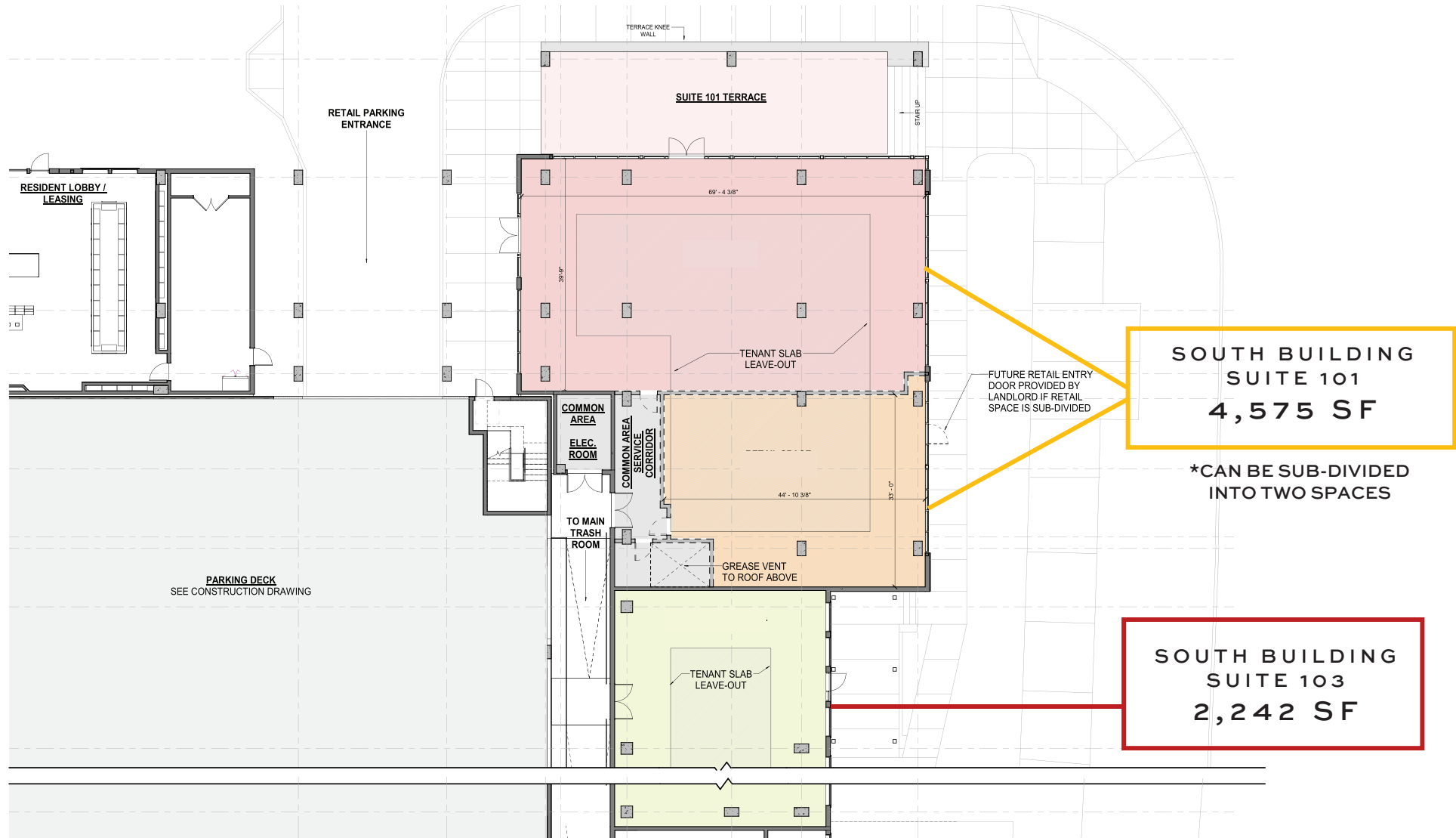


VPD: 27,600+

FLOOR PLAN

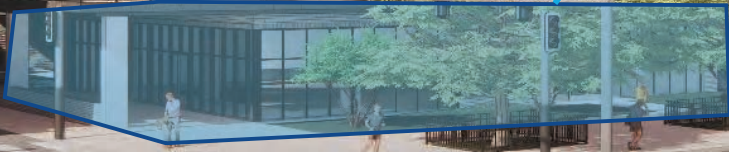


FLOOR PLAN





NORTH BUILDING
SUITE 104
4,280 SF





**SOUTH BUILDING
SUITE 103
2,242 SF**

**SOUTH BUILDING
SUITE 101
4,575 SF**



DEMOGRAPHICS

2024 Demographics	1 Mile	3 Miles	5 Miles
Population	10,783	83,157	304,674
Households	4,931	39,256	148,071
Average HH Income	\$143,925	\$125,795	\$120,136



PROPERTY PHOTOS





LEASING
INFO

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