

April 2026 Available Space Inventory

HIGHWOODS PROPERTIES | BUCKHEAD DIVISION

2827 Peachtree

Contact: John Grimsley 404-443-1875

Contact: Grace Thompson 404-245-2312

**2827 PEACHTREE ROAD NORTHEAST,
BUCKHEAD**

Triple Net | Office

350	8,551	now	\$45.00
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Monarch Plaza

Contact: John Grimsley 404-443-1875

Contact: Grace Thompson 404-245-2312

**3414 PEACHTREE ROAD NORTHEAST,
BUCKHEAD**

Full-Service | Office

101	4,619	now	\$35.50
325	3,667	now	\$39.50
400	4,098	now	\$41.50
410	2,484	now	\$41.50
425	3,075	now	\$41.50
465	2,704	now	\$41.50
470	3,599	now	\$41.50
475	2,980	now	\$41.50
500	25,470	Oct 1, 2026	\$39.50
600	18,645	now	\$39.50
650	3,280	now	\$39.50
700	6,021	now	\$39.50
720	5,819	now	\$39.50
750	4,742	now	\$39.50
800	9,000	now	\$39.50
850	5,916	now	\$39.50
960	6,143	now	\$39.50
985	3,491	now	\$39.50
1120	969	now	\$39.50
1130	3,055	now	\$39.50
1160	6,723	now	\$39.50
1200	14,297	now	\$39.50

Monarch Tower

Contact: John Grimsley 404-443-1875

Contact: Grace Thompson 404-245-2312

3424 PEACHTREE ROAD

Full-Service | Office

750	11,508	now	\$44.50
C100	6,667	now	\$44.50

One Alliance

Contact: John Grimsley 404-443-1875

Contact: Grace Thompson 404-245-2312

3500 LENOX ROAD NORTHEAST, BUCKHEAD

Full-Service | Office

250	10,942	Jan 1, 2027	\$46.50
375	4,569	now	\$46.50
720	2,939	now	\$46.50
850	12,466	now	\$46.50
1000	19,550	now	\$46.50
1100	25,749	now	\$46.50
1275	3,667	now	\$46.50
1450	2,546	now	\$46.50
1500	26,419	now	\$46.50
1625	1,925	now	\$46.50
1750	5,177	now	\$46.50
1760	3,237	now	\$46.50
1825	2,036	now	\$46.50
1900	26,566	now	\$46.50

The Lofts at Alliance

Contact: John Grimsley 404-443-1875

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3580 LENOX ROAD NORTHEAST, BUCKHEAD

Full-Service | Office

1100	45,029	now	\$44.50
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HIGHWOODS PROPERTIES | BUCKHEAD DIVISION

Two Alliance

Contact: John Grimsley 404-443-1875

Contact: Grace Thompson 404-245-2312

3560 LENOX ROAD NE

Triple Net | Office

1230	3,226	now	\$36.50
1255	6,005	now	\$36.50
1425	2,620	now	\$36.50
1700	26,110	now	\$36.50
2950	8,450	now	\$36.50