

An aerial photograph of a cityscape. The central focus is a tall, modern skyscraper with a dark, reflective glass facade. To its left is a white, multi-story building with a grid-like window pattern. In the foreground, there are older, white, low-rise buildings with gabled roofs and a small green courtyard with a soccer field. The sky is blue with some light clouds.

Spring QUARTER

PORTMAN |  JLL

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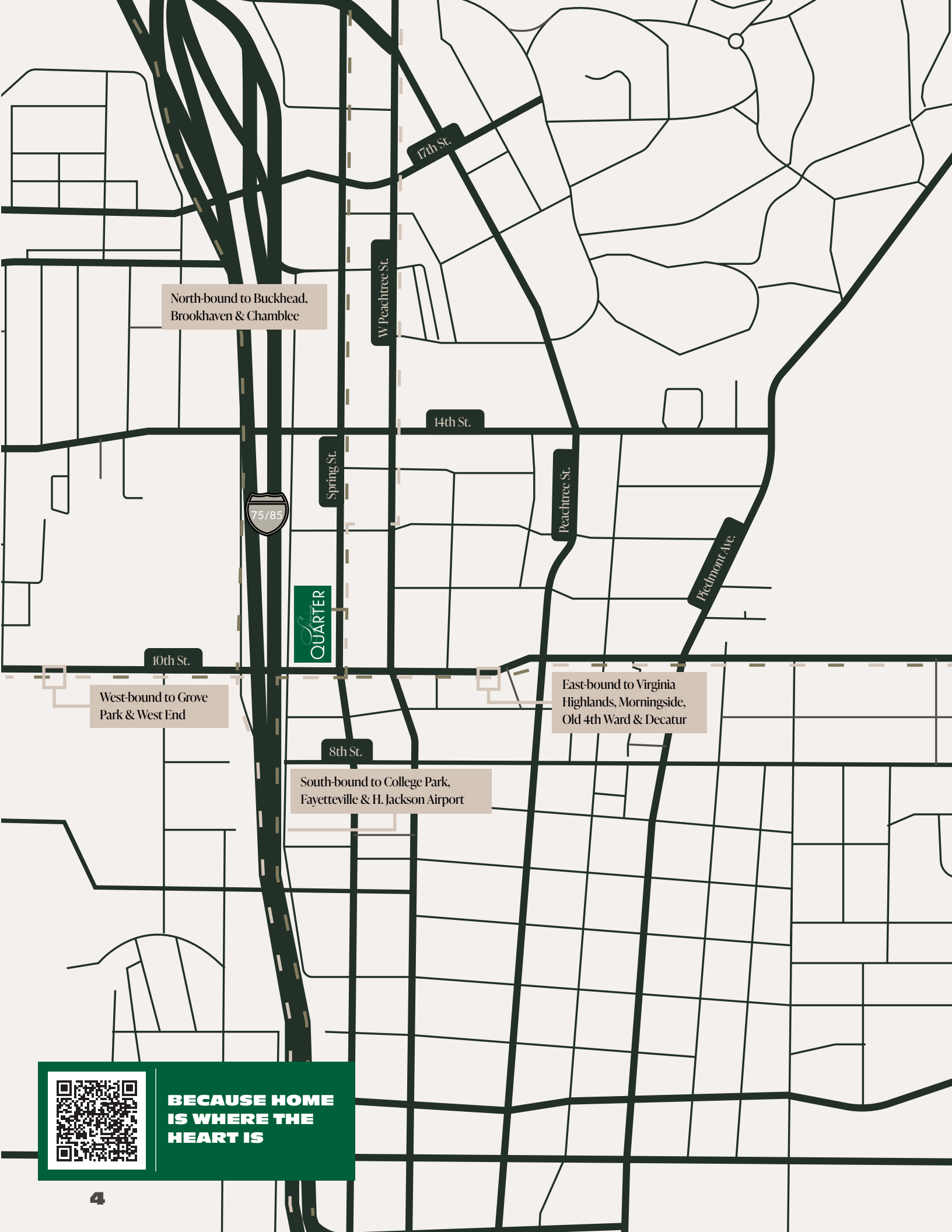
PROJECT DETAILS

AN ATLANTA LANDMARK, REIMAGINED

14

RETAIL SPACE





North-bound to Buckhead,
Brookhaven & Chamblee

17th St.

W Peachtree St.

14th St.

Spring St.



S
QUARTER

Peachtree St.

Piedmont Ave.

10th St.

West-bound to Grove
Park & West End

East-bound to Virginia
Highlands, Morningside,
Old 4th Ward & Decatur

8th St.

South-bound to College Park,
Fayetteville & H. Jackson Airport



**BECAUSE HOME
IS WHERE THE
HEART IS**



Midtown has one of the fastest-growing residential populations in the city, with 20,000 residents, and many more on the way. Choices range from homes in traditional neighborhoods, to apartments, lofts and hi-rises with spectacular views of the city - giving you the best of both worlds. Centrally located, Midtown is also within easy striking distance of most major attractions in the City.

And, Midtown is Atlanta's "heart of the arts," featuring the largest concentration of arts and cultural attractions in the Southeast. It also has emerged as a powerful innovation district with substantial anchor institutions including Georgia Tech, Emory University Hospital Midtown, and the Savannah College of Art and Design-Atlanta.

IN THE HEART OF IT ALL





RETAIL HIGHLIGHTS

HEYDAY

Cylo lila

Bar Margot
FOUR SEASONS HOTEL
ATLANTA

DINE & DESIGN
EAT. PAINT. DRINK.



ALTA
TORO

DANCING GOATS
COFFEE



HIGH
restaurant • bar
Campagnolo



drybar®



ATLANTA
BOTANICAL
GARDEN



MIDTOWN, ATLANTA

With its riches-to-rags-to-riches history, lively arts scene, and proactive planning and community building, Midtown Atlanta is the preeminent urban neighborhood in Atlanta. It stands out as a dense, mixed-use walkable area in a region traditionally known for its decades of sprawling growth.

No where else but Midtown can you walk to 150+ restaurants, 300+ acres of parks and greenspace, world class arts and attractions, shopping, events and festivals, and much more.



BIG CITY LIFE NEIGHBORHOOD FEEL

150+

RESTAURANTS

15+

BARS / PUBS

300+

ACRES OF PARKS

25

HOTELS

115+

ARTS AND
ATTRACTIONS

WORLD OF COCA-
COLA

GEORGIA
AQUARIUM

COLLEGE FOOTBALL
HALL OF FAME

BANK OF AMERICA

BOBBY DODD
STADIUM

TECH SQAURE

THE VORTEX BAR
AND GRILL

MIDTOWN MARTA

THE CONSUL

FEDERAL RESERVE
BANK OF ATLANTA

BULLA GASTRO BAR

PIEDMONT PARK



COCA-COLA
HEADQUARTERS

THE PAINTED DUCK

THE INTERLOCK

GEORGIA INSTITUTE OF TECHNOLOGY



TURNER ENTERTAINMENT
NETWORKS

ADULT SWIM STUDIOS

GOOGLE

EPICUREAN HOTEL

REGIONS PLAZA

ARTS CENTER
MARTA

WOODRUFF ARTS
CENTER

HIGH MUSEUM OF
ART ATLANTA

MICROSOFT

ATLANTIC STATION

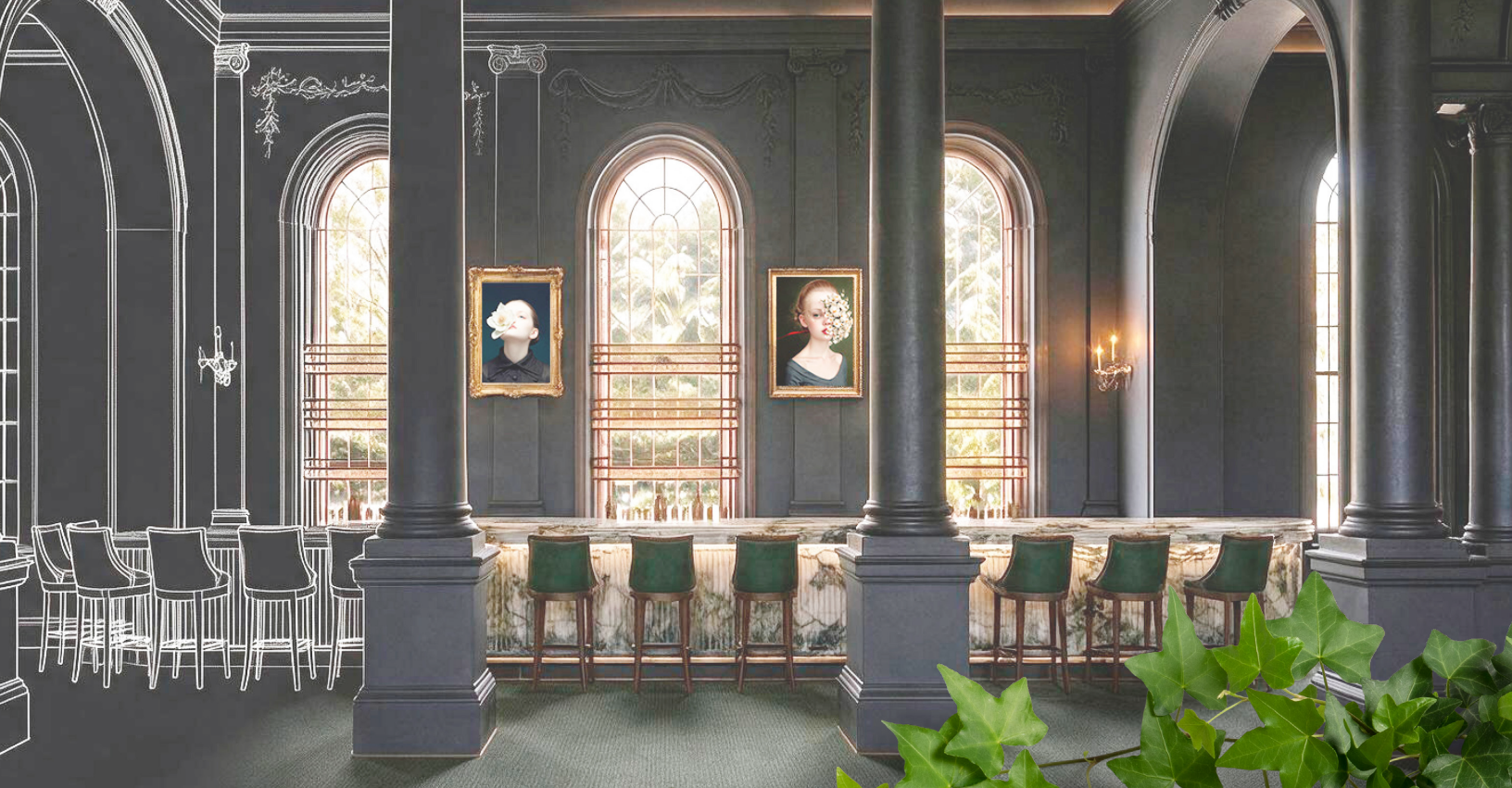
I-75 / I-85

AN ATLANTA LANDMARK, REIMAGINED

The Historic Patterson Home and Gardens, a 1928 landmark designed by renowned architect Philip T. Shutze, is being reimaged as Spring Quarter's signature dining destination.

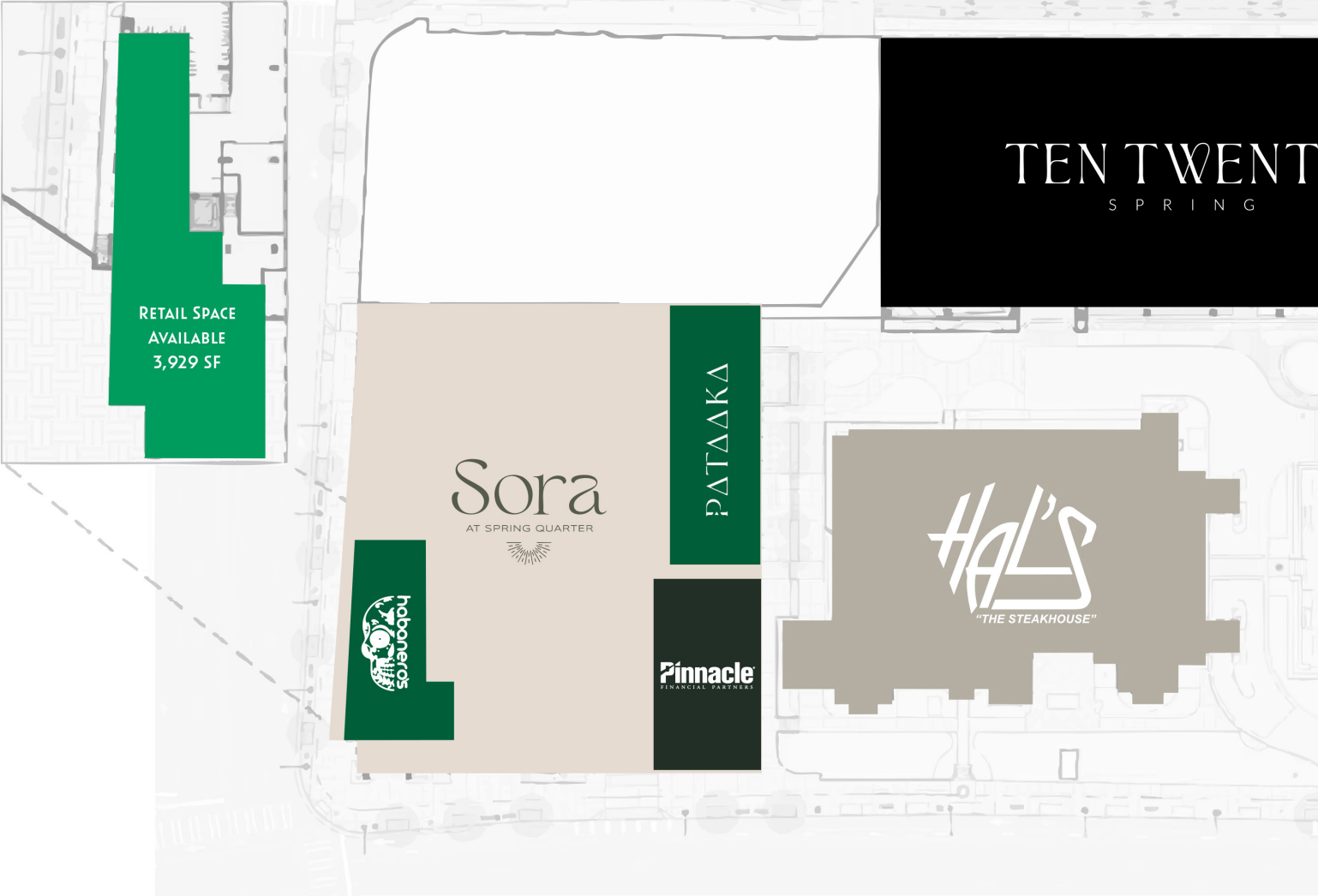
Anchored by the iconic Hal's The Steakhouse, the restored estate will blend timeless architecture, memorable hospitality, and vibrant indoor-outdoor experiences to create one of Midtown's most distinctive gathering places.





RETAIL SPACE

FLOOR 1.5



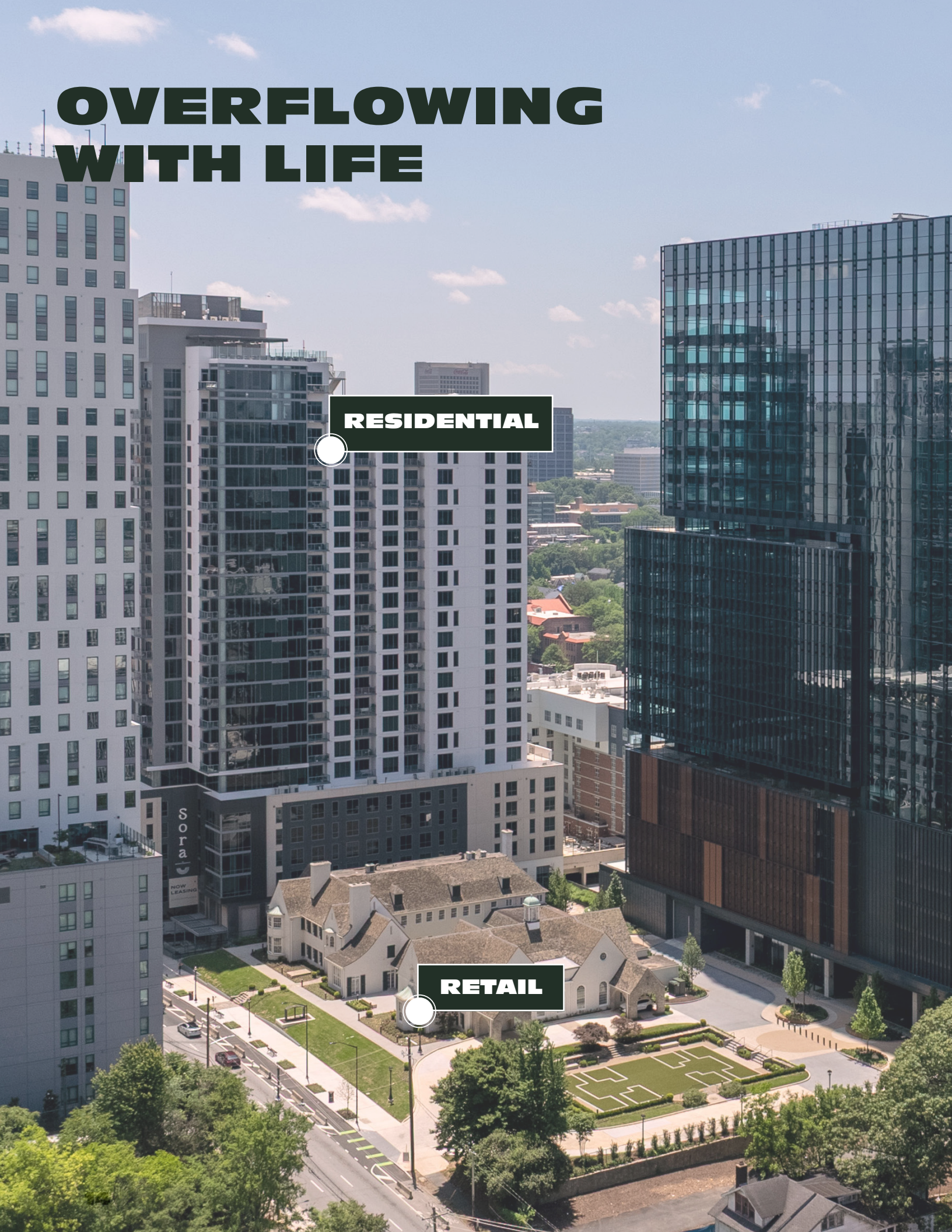
-  PINNACLE FINANCIAL - LEASED SPACE
-  AVAILABLE RETAIL SPACE
-  FUTURE BUILDING SPACE
-  LEASED RETAIL SPACE
-  THE PATTERSON / HAL'S



SOURCE OF SURPRISES

The source of unexpected flavors, captivating conversation, thrilling evenings, and enchanting moments. Unlock the world that awaits.

OVERFLOWING WITH LIFE

An aerial photograph of a city skyline. On the left is a tall, white, modern skyscraper with many windows. In the center is a tall, white, modern skyscraper with a glass facade. On the right is a tall, dark, modern skyscraper with a glass facade. In the foreground, there is a historic, white, two-story building with a brown roof and a small courtyard. A road with cars and a green field are also visible.

RESIDENTIAL

RETAIL



OFFICE

CAMPUS

4.1 ACRES

CLASS A OFFICE

525K SF

RESIDENTIAL

370 UNITS

TENANT EXCLUSIVE AMENITIES

20K SF

HISTORIC, GARDENS AND RETAIL

40K+ SF

PARKING (CAMPUS)

1.2K SPACES

Spring
QUARTER

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