

Newsletter February 2022



**PARTON PROPERTY
SOLUTIONS**

Welcome to the Parton Property Solutions Monthly Newsletter!

- ❖ 716A Glenwood Ave SE – **SOLD**
- ❖ 96 Bill Lucas Dr SE – Under construction. Cabinets/Countertops and interior finishing underway.
- ❖ 100 Bill Lucas Dr SE – Exterior and interior finishing and landscaping underway. **UNDER CONTRACT**
- ❖ 218 Bill Lucas Dr SE - Newly acquired! Land Purchased. Designing in progress.
- ❖ 716 Terry St SE- Under Construction. Footers/Foundations underway. Framing up next.
- ❖ 717 Pryor St SW – Land purchase to build 12+ townhouses. Currently going through zoning approval.
- ❖ 727 Martin St – Newly acquired! Land Purchased. Designing in progress.
- ❖ 753 Martin St – Land purchased. Construction drawings submitted to City of Atlanta for review and permit.
- ❖ 796 Morningside Dr – Under construction. Framing completed. Roofing and MEPS underway.
- ❖ 1247 RDA SW Townhouse project – Land Disturbance Permit is Approved. Building permit being reviewed for final approval.



716 Glenwood Avenue
Unit A
Atlanta, GA 30312

SOLD!

96 Bill Lucas Drive SE Atlanta, GA 30315

Construction Phase

- 70% complete

Current Status

- Countertop Install
- Driveway/Sidewalk Pour
- Installing Interior Trim

Next Steps

- Exterior Steps and Handrails
- Interior/Exterior Painting
- Mirrors/Shower Doors



100 Bill Lucas Drive SE
Atlanta, GA 30315

UNDER CONTRACT

Construction Phase

- 80% complete

Current Status

- Driveway/Sidewalk Pour
- Exterior Steps and Handrails
- Mirror and Shower Doors

Next Steps

- Final MEPs
- Landscaping





796 Morningside Drive Atlanta, GA 30315

Construction Phase

- 50% complete

Current Status

- Roofing
- Housewrap
- Exterior Doors and Windows

Next Steps

- Rough Plumbing
- Rough Electric
- Rough HVAC/Mechanical



716 Terry Street Atlanta, GA 30315

Construction Phase

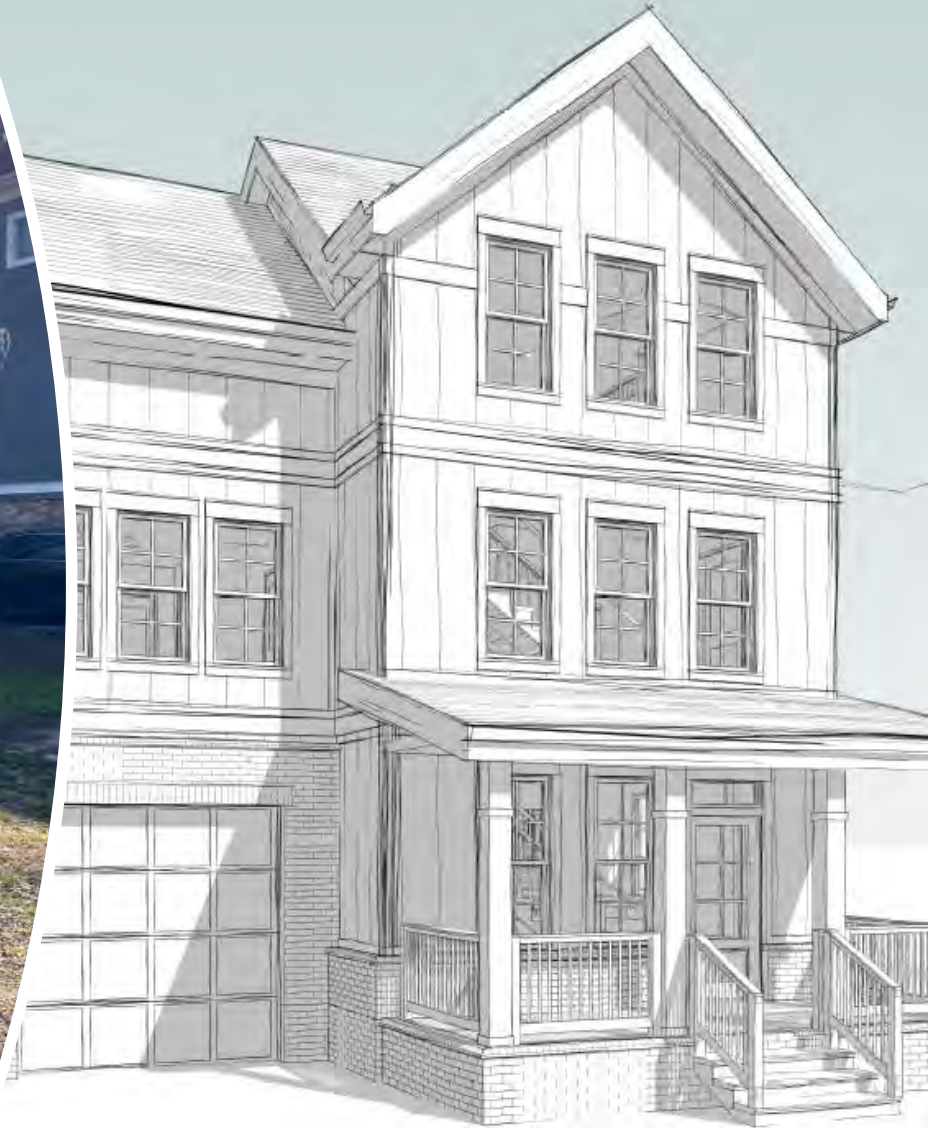
- 30% complete

Current Status

- Footers and Foundation
- Framing
- Install Roofing

Next Steps

- Install Exterior Doors and Windows
- Rough MEPs
- Housewrap



218 Bill Lucas Dr
Atlanta, GA 30315

COMING SOON!

Permitting Phase

- 0% complete

Current Status

- Land purchased
- Submitted for Zoning Approval

Next Steps

- Architect Designs
- Submit for Permitting



727 Martin St SE
Atlanta, GA 30315

COMING SOON!

Permitting Phase

- 0% complete

Current Status

- Land purchased
- Submitted for Zoning Approval

Next Steps

- Architect Designs
- Submit for Permitting



753 Martin St Atlanta, GA 30315

Permitting Phase

- 40% complete

Current Status

- Civil Engineering Design Complete and Submitted for Land Disturbance Permit – Pending approval
- Building Permits Submitted for Approval – Pending Approval

Next Steps

- Obtain Land Disturbance Permit
- Obtain Building Permits
- Schedule Contractors and Begin Construction



04 EXTERIOR ELEVATION (FRONT)
A2.01 SCALE: 1/4" = 1'-0"

1247 RDA SW

Atlanta, GA 30310

Multi-Family – 9 Units

Permitting Phase

- 50% complete

Current Status

- Civil Engineering Design Complete and Submitted for Land Disturbance Permit – Approved
- Building Permits Submitted for Approval – Pending Approval

Next Steps

- Obtain Land Disturbance Permit
- Obtain Building Permits
- Schedule Contractors and Begin Construction



717 Pryor Street SW
Atlanta, GA 30315
Multi-Family – 14 Units

COMING SOON!

Permitting Phase

- 10% complete

Current Status

- Land Under Contract
- Submitted for Zoning Approval

Next Steps

- Architect Designs
- Submit for Permitting



Property Address	Price	
712 Glenwood Ave, Unit A, Atlanta GA 30312	\$675,000	SOLD
712 Glenwood Ave, Unit B, Atlanta, GA 30312	\$700,000	SOLD
716 Glenwood Ave, Unit A, Atlanta GA 30312	\$675,000	SOLD
716 Glenwood Ave, Unit B, Atlanta, GA 30312	\$700,000	SOLD
96 Bill Lucas Dr, Atlanta GA 30315	Coming Soon - \$600K	Under Construction
100 Bill Lucas Dr, Atlanta GA 30315	Coming Soon - \$600K	Under Contract
218 Bill Lucas Dr, Atlanta, GA 30315	Coming Soon - \$600k	Design
716 Terry Street, Atlanta GA 30315	Coming Soon - \$600k	Under Construction
717 Pryor St SW, Atlanta GA 30315 (12-unit townhouse development)	Coming Soon - \$500K each	Design
727 Martin St, Atlanta GA 30315	Coming Soon - \$600K	Design
753 Martin St, Atlanta GA 30315	Coming Soon - \$600K	Permitting
796 Morningside Dr NE, Atlanta GA 30324	Coming Soon - \$1.7M	Under Construction
1247 Ralph David Abernathy, Atlanta GA 30310 (9-unit townhome development)	Coming Soon - \$400K each	Permitting

Properties at a Glance – 2022