

**TOWNPARK  
RAVINE ONE**  
2,400 - 46,000 RSF

**TOWNPARK  
RAVINE THREE**  
1,400 - 26,000 RSF

**TOWNPARK  
RAVINE TWO**  
2,400 - 23,000 RSF

# TOWNPARK RAVINE

PREMIER OFFICE PARK FOR LEASE  
IN KENNESAW / TOWNCENTER

245 TOWNPARK DR, 600 TOWNPARK LN  
& 3550 GEORGE BUSBEE PKY  
KENNESAW, GA 30144



TOWNPARK RAVINE ONE



TOWNPARK RAVINE TWO



TOWNPARK RAVINE THREE



# TOWNPARK RAVINE

TownPark Ravine is one of the highest quality Class A office parks in Kennesaw. Totalling 367,000 SF, TownPark Ravine is nestled along a natural ravine connected by a series of scenic walkways overlooking the park's central waterfall and extensively landscaped wooded site.

TownPark Ravine offers warm-tone pre-cast concrete, high efficiency low-e tinted insulated floor-to-ceiling glass windows, lobbies with richly colored porcelain floor tiles, custom carpet overlays, and dramatic exterior views.

## OFFICE PARK AMENITIES

- Multiple outdoor patios and walking trails in a serene park between office buildings
- On-site property management & staff
- Conference center
- Fitness center
- Ample free surface parking for each building at 3.5 spaces/1,000
- 9' ceilings
- Floor-to-ceiling windows provide ample natural light
- Raised loading dock and dedicated service area for each building

# CONVENIENT LOCATION

Located in the heart of Kennesaw/TownCenter, TownPark Ravine offers an ideal blend of convenience and amenities. Just a 3-minute drive from Kennesaw State University, tenants can take advantage of the area's robust amenities.

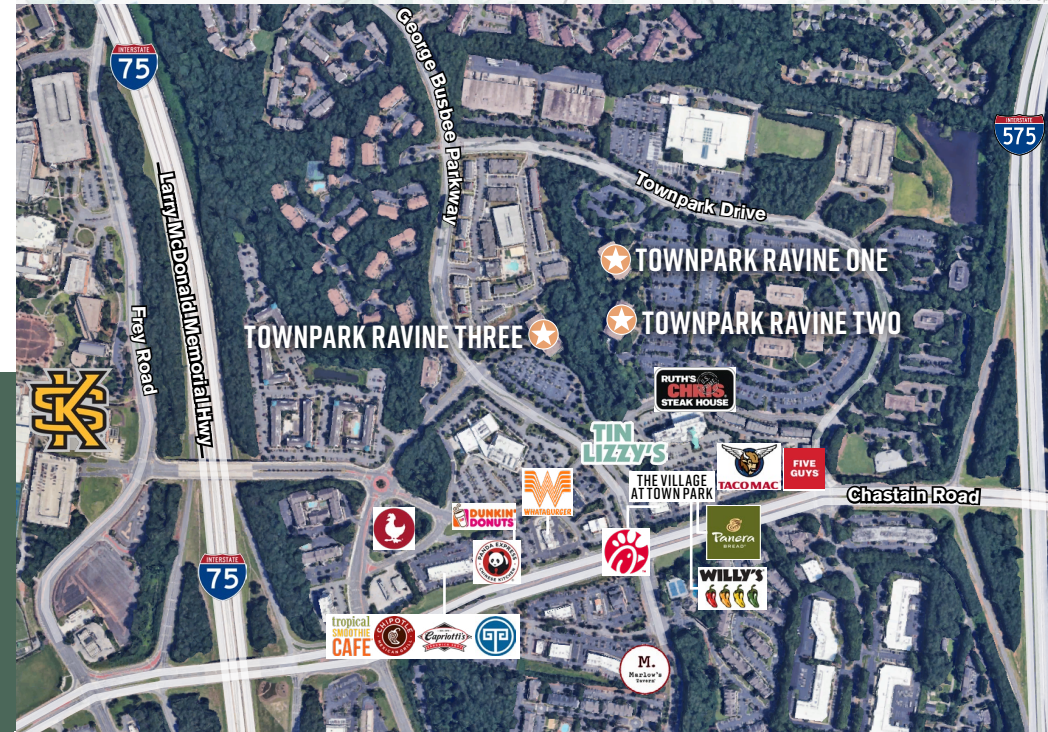
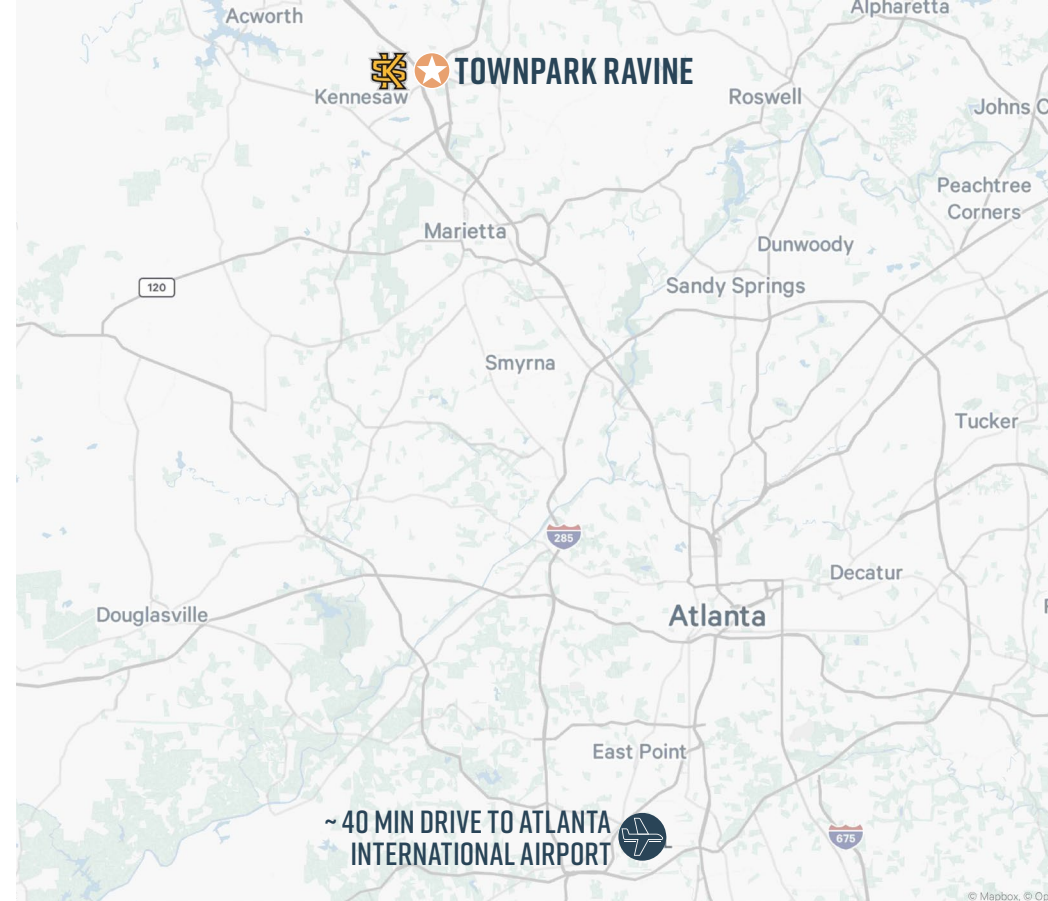
The submarket is well-positioned within Cobb County, one of the nation's wealthiest counties and the NW anchor of Atlanta's 10-county metropolitan area. The submarket also provides a live-work-play environment, with a mix of residential developments, several hotels, ample retail, and the nearby Kennesaw State University.

Centered between two interstates, I-75 and I-575, TownPark Ravine offers remarkable highway accessibility and is located in one of the only metro Atlanta submarkets to offer the convenience of a reverse commute.

## Dining Options within Walking Distance

10-Minute Walk / 3-Minute Drive

- Ruth's Chris Steak House
- Panera Bread
- Five Guys
- Chick-Fil-A
- Taco Mac
- Tin Lizzy's
- Willy's Mexicana Grill
- Marlow's Tavern
- Cookout
- Zaxby's Chicken
- Tropical Smoothie Cafe
- Dunkin' Donuts
- Panda Express
- Capriotti's Sandwich Shop
- Taziki's
- Chipotle





## CONTACT US

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