

**LAVISTA**  
ASSOCIATES, INC.

Commercial Real Estate

OVER  
**50**  
YEARS  
EST. 1972

**FOR SALE**



**422 & 436 Roswell Street NE | Marietta, GA 30060**

**SALE PRICE: \$2,539,800**

**422 ROSWELL ST: 4,000 SF / 0.291 AC**

**436 ROSWELL ST: 4,466 SF / 0.613 AC**

**422 Roswell St:** Former Medical Office, Building in Shell Condition, Currently Used as Storage for 436 Roswell St

**436 Roswell St:** Auto-shop, Sprinklered, Full HVAC in Office and Garage Space, Fully Fenced Parking Lot

8,466± Total SF / 0.904± Total AC

Prime Location with High Visibility

Walkable to Marietta Square

Ideal Owner/User Buildings

Zoning: CRC (City of Marietta) Tier A



FOR MORE  
INFORMATION  
PLEASE CONTACT

**THOMAS MARTIN**  
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**MINDY ELMS**  
770.729.2813  
melms@lavista.com



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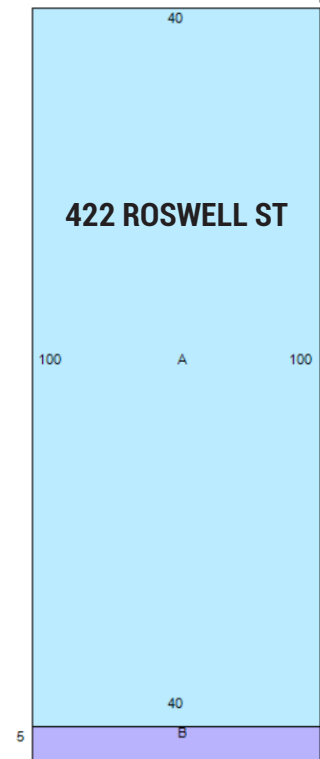
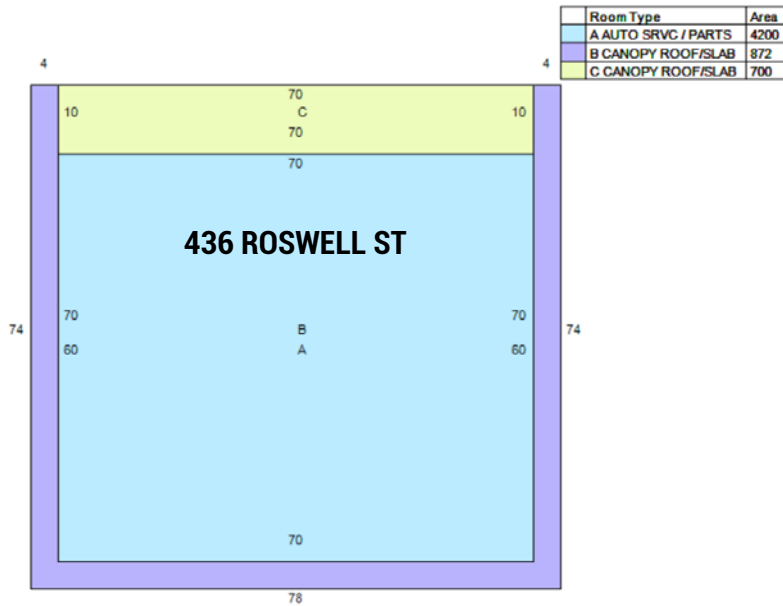
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## FLOOR PLANS

Room Type	Area
A MEDICAL CENTER	4000
B CANOPY ROOF/SLAB	200



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