

TRIAD II

6060 Poplar Ave, Memphis, TN 38119 | East Submarket

OFFICE
Sublease Available

Commercial Advisors proudly presents this outstanding sublease opportunity. The 1,000 +/- SF of class A office space is located at the Triad II building in the heart of the East Memphis submarket and is available at a well below market rate.

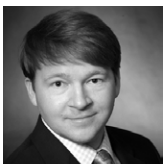


SPACE AMENITIES

- Flexible floorplan
- Two individual offices
- Open “bullpen” work area
- Storage/copy/IT closet
- Security patrol
- Card access
- Covered parking
- Asking Rate: \$18.00 psf
- Expiration: 6/30/2012



FOR MORE INFORMATION:



Jacob Biddle
901.362.4307
jbiddle@commadv.com



CUSHMAN & WAKEFIELD®



COMMERCIAL ADVISORS
INDEPENDENTLY OWNED AND OPERATED

Commercial Advisors, LLC 5101 Wheelis Drive, Suite 300, Memphis, TN 38117 | 901-366-6070

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions imposed by our principals.

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OFFICE
Space Sublease



PLAN NORTH

NOTE:
EXISTING CONDITIONS SHOULD BE VERIFIED.
NOTIFY PAUL MARQUARDT (414 300 6415) OF ANY
DEVIATIONS BEFORE CONSTRUCTION BEGINS.



PRELIMINARY PLAN

| No. | Revision/Change | Date |
|-----|-----------------|------|
| | | |
| | | |
| | | |

1910 U.S.F.
4 PEOPLE @ 475 SQ FT PER PERSON

MEMPHIS, TN - POPLAR
6060 POPLAR AVE.
SUITE 340
MEMPHIS, TN 38119

03/20/09 EXHIBIT C
02/20/09 1 OF 1
NOT TO SCALE

PRELIMINARY PLAN

memphis poplar refer plan 4-26-09.dwg
2/26/2008
PJM



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