

# FOR LEASE

2201 Newnan Crossing Blvd, Newnan, GA 30265

## *Newnan Professional Center (NPC) III*



### PROPERTY DETAILS

- 40K SF Medical Office Building
- Lead Tenant is OrthoAtlanta
- 16,000 SF Available on the Second Floor
- Generous Tenant Improvement Allowances
- Across the street from Piedmont Newnan Hospital
- Newly Constructed and Open for Business

**Southtree Commercial has developed seven other medical office buildings in this area totaling over 150,000 +/- square feet with tenants that include:**

**NPC I** – Piedmont Internal Medicine, Piedmont Wound Care and Hyperbaric Center, Pain Care

**NPC II** – Resurgens Orthopaedics, DaVita Poplar Dialysis, Piedmont OB/GYN, Piedmont Pulmonary and Sleep Medicine, Caduceus USA

**NPC III** – Piedmont Orthopaedics | OrthoAtlanta Newnan

**NCBPC** – Summit Urgent Care, Advanced Aesthetics, Burson ENT, Heindel ENT, Hazelton Pharmacy

**Stillwood Corners** – Hopebridge Autism Therapy Center, Dream Pediatric Dentistry & Orthodontics

**Office: 770-631-0499**

**Web: [stcom.us](http://stcom.us)**

*This information has been secured from sources we deem reliable, but we make no representations or warranties, expressed or implied as to the accuracy of the information.*



**SOUTHTREE**  
C O M M E R C I A L

**REAL ESTATE**

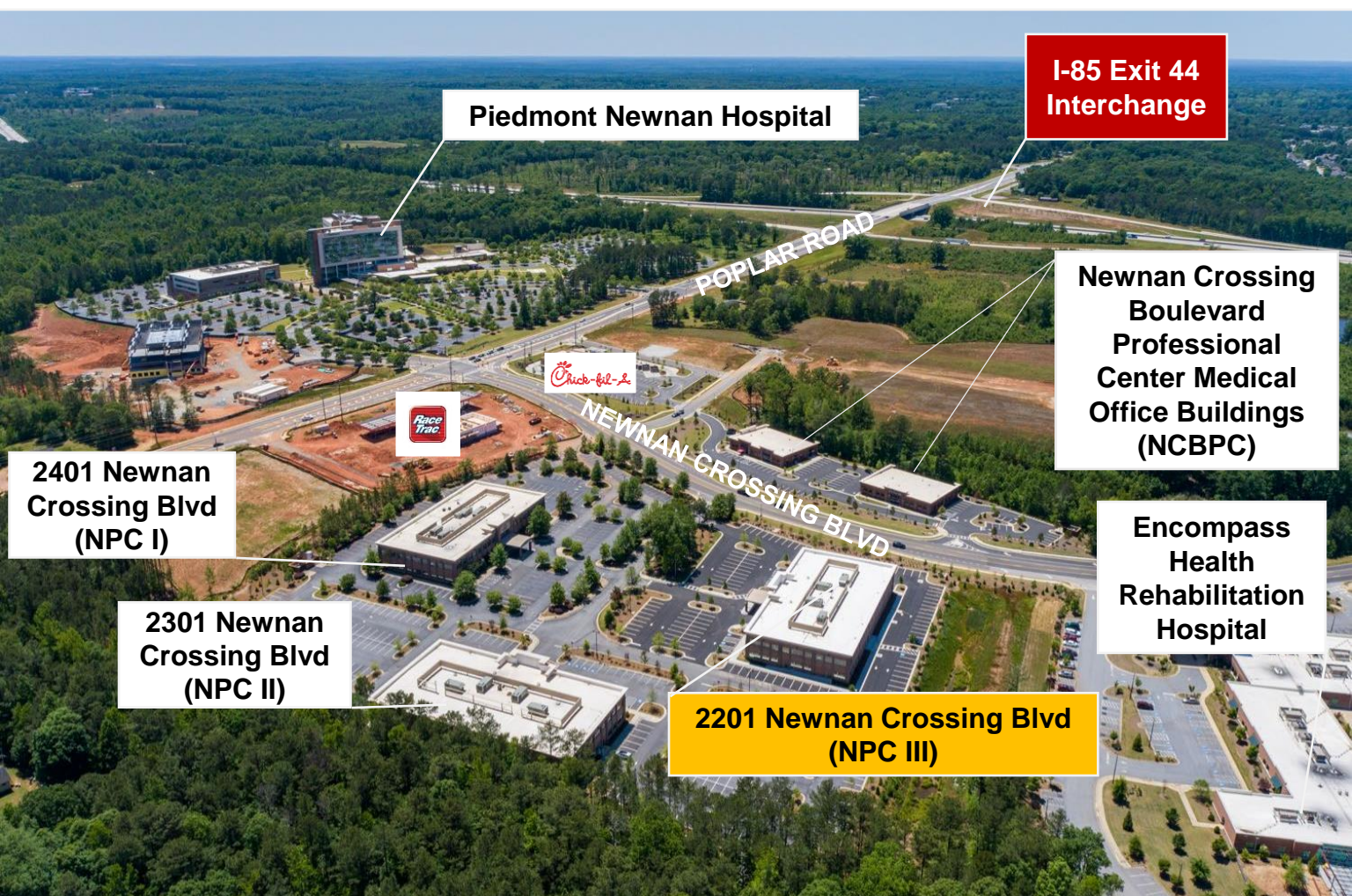
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**201 Prospect Park, Suite A, Peachtree City, GA 30269**

# AERIAL PHOTO

2201 Newnan Crossing Blvd, Newnan, GA 30265



Piedmont Newnan Hospital

I-85 Exit 44  
Interchange

Newnan Crossing  
Boulevard  
Professional  
Center Medical  
Office Buildings  
(NCBPC)

Encompass  
Health  
Rehabilitation  
Hospital

2401 Newnan  
Crossing Blvd  
(NPC I)

2301 Newnan  
Crossing Blvd  
(NPC II)

2201 Newnan Crossing Blvd  
(NPC III)

## AREA INFORMATION

- Site is located across the street from the Piedmont Newnan Hospital (PNH) campus on Poplar Road in Coweta County. PNH is a 136-bed hospital on 105 acres.
- Encompass Health Rehabilitation Hospital of Newnan opened in Late 2014. This 50-bed inpatient rehabilitation hospital is adjacent to the site.
- Cancer Treatment Centers of America (CTCA) has a 50-bed hospital on approximately 100 acres located 2 miles from the site.

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