

This Week's Atlanta Deal Sheet: Miller & Martin Renews At Regions Plaza

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Another prominent Atlanta law firm has made a real estate move.



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Regions Plaza in Midtown Atlanta

Miller & Martin renewed 34K SF at Regions Plaza, the 503K SF office tower off West Peachtree Street in Midtown. The law firm first moved there in 2014 and previously occupied 38K SF, Stream Realty Partners Senior Vice President Kevin Driver told *Bisnow*.

The law firm renewed for another 10 years in the 24-story tower.

Colliers' Pete Shelton and Russ Jobson represented Miller & Martin, while Driver represented the landlord, PGIM.

Miller & Martin is the latest in a slew of law firm leases executed in Metro Atlanta in recent months.

Law firms leased nearly 500K SF in Metro Atlanta year-over-year as of November, [according to data](#) compiled by [Avison Young](#), with some of the city's largest firms either having secured new space or actively scouting the market for new digs.

Names like Morris Manning & Martin and Eversheds Sutherland and Clark [inked major leases](#) over the past few months. And Atlanta's largest law firm, Alston & Bird, is considering a move from One Atlantic Center as its 340K SF lease approaches expiration in 2028, [Bisnow previously reported](#).

LEASES

The Gathering Spot, a membership-only club, has secured a 20K SF office at The Interlock in West Midtown for its new headquarters as well as a 38K SF rooftop club in the same building.

Founded in 2016, The Gathering Spot has a location at 384 Northyards Blvd. NW in Atlanta and has grown to include 12,000 members with locations in Washington, D.C., Los Angeles and Houston.

The invitation-only club's Interlock location will include restaurants, flex office spaces and areas for workshops and cultural talks for members. The location also will have a rooftop pool. Interlock is owned by Armada Hoffler.

Smyrna-based Art Plumbing Contractors has leased its third commercial building, taking 28K SF at 1960 S. Cobb Industrial Blvd. in a 36-month lease. The firm is headquartered at 1847 S. Cobb Industrial Blvd.

Commercial Pro Advisors' Neal Shiver brokered the deal.

The Learning Experience, a franchise daycare chain, has leased five locations in Metro Atlanta as part of its overall expansion in Georgia. The 10K SF build-to-suit locations include 260 Prominence Point Parkway in Canton, which opened last month.

Learning Experience is constructing locations at 2400 Jonesboro Road in Hampton, 3352 Acworth Summit Blvd. in Cobb County, and 285 Old Peachtree Road in Suwanee, all opening either later this year or in early 2026, according to the company. A fifth location in Hickory Flats is slated for 2026 as well.

In all cases, Learning Experience — which has more than 420 locations in the U.S. and the UK with plans for 180 more over the next three years — will lease the facilities back from the developer.

PERSONNEL

Retail real estate veteran Mike Neal has taken a new position in academia. Neal is now a part-time instructor and lecturer at the J. Mac Robinson College of Business at Georgia State University. Neal, a managing member at Neal & Associates, started his real estate market analysis course this semester.

Neal continues to work on commercial real estate deals as well.

Patterson Real Estate Advisory Group has named Bill Mealor and Todd Flaman as co-managing partners, tasked with shaping the strategic direction and growth of the real estate finance firm.

Mealor joined Patterson in 2010 and was named a partner in 2016. Flaman joined the firm in 2015 after spending four years originating structured real estate loans at GE Capital Real Estate.

Michelle O'Brien has joined Atlanta-based Access Point Financial as managing director, tasked with arranging structured financing, including originating mezzanine debt for the hospitality industry. Prior to Access Point, O'Brien was senior vice president of Trilogy Investment.

Ark Homes For Rent has tapped Andy Wu as senior vice president and head of acquisitions to lead the new Atlanta office for the single-family rental operator. Wu previously was vice president at ResiBuilt.



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The distribution facility at 4290 McEver Industrial Drive in Acworth.

SALES

Atlanta Property Group purchased 4290 McEver Industrial Drive, a 60K SF industrial building in Acworth. APG didn't reveal the sales price, but the previous owner, Golden Spartan Investments, purchased the facility in 2019 for \$3.4M, according to Cobb County records.

InLight Real Estate Partners purchased 2370 Sullivan Road, a 168K SF distribution center in College Park, in a joint venture with J.P. Morgan Asset Management. Terms of the deal were undisclosed.

The facility was previously owned by U.S. Corrugated Inc., which purchased the facility in 2008 for \$3M, according to Fulton County records.

Colliers' Douglas Biggs, Lewis Sloan and Grant Cochran brokered the deal for InLight. Colliers' Darren Ross and Harrison Marsteller will lease the property.

FINANCING

ARC Multifamily Group obtained \$58M in senior loans from Fannie Mae to refinance The Blakely, a 420-unit apartment complex in Pendergrass. The agency provided a five-year fixed-rate loan arranged by CBRE's Blake Cohen and Charlie Clark. Pensam Capital also provided \$9M in preferred equity in the deal.

The Blakely, at 542 Glenn Gee Road, was completed in 2023 and encompasses 10 residential buildings.

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See Also: [This Week's LA Deal Sheet: New Movie Theater To Open In Former El Segundo ArcLight](#)

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