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Project Finalist

## Park Center 1

Park Center 1 is the first phase of a 2.2 million square foot mixed-use development and home of State Farm's multi-functional hub. With connectivity and walkability as its design focus, Park Center provides street-level access to the Dunwoody MARTA Station, green space, and street retail. The 602,000 square foot tower has help to set the stage for the urbanization for the City of Dunwoody and will provide the corridor with enhanced pedestrian access and street and retail connectivity along Hammond Drive.

With direct building access to MARTA, Park Center 1 is among the first of a macro trend driving investment in Atlanta real estate - tenants wanting office space close to transit, where their employees have the option to take the train to work. The expansion of State Farm's campus will occur over the next five years, with plans to link to a multi-use trail and Dunwoody's proposed multi-use Westside Connector.

### Development Team & Partners

KDC Real Estate Development & Investments  
Atlanta Office Investment  
Cooper Carry  
Kimley-Horn  
Walter P. Moore

Barrett Woodyard  
MARTA  
Perimeter CID  
City of Dunwoody  
Holder Construction

# 2017

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