



GRAMERCY

AT BUCKHEAD







# GRAMERCY

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The "Middle Of It All" isn't just a concept. It could be your address. Welcome to Gramercy at Buckhead, a vibrant in-town residence that artfully blends big city living with all the charms of the South. Located in the heart of Buckhead, Gramercy puts life at your doorstep, placing you within walking distance to the district's best shopping, dining, entertainment and nightlife. It's another distinctive choice brought to you by Simpson Property Group®, dedicated to impeccable service and extraordinary living.

[GramercyAtBuckhead.com](http://GramercyAtBuckhead.com)

3315 Roswell Road NE

*Atlanta, GA 30305*  
404.816.9140







*Shops. Restaurants. Taverns. The only thing you won't find is a dull moment.*

## LIFESTYLE

### Interiors

- Spectacular studio, one, two and three bedroom apartments
- Chef caliber kitchen with breakfast bar
- Stainless finish GE kitchen appliances
- Sleek cherry cabinets with modern hardware
- Contemporary lighting throughout
- Black ceramic tiled kitchen backsplash
- Upgraded crown molding and wainscoting
- Ceramic tile floors in kitchen, bath and entry
- 9-10 foot ceilings
- Spa-styled baths with oversized soaking tub and tile surround
- Huge walk-in closets
- 2-inch plantation blinds
- Full-size washer and dryer
- Hardwood floors in select apartments

### Amenities

- Walking distance to all of Buckhead's best shopping, dining and nightlife
- Two sparkling swimming pools – resort style and lap
- State-of-the-art fitness center with cardio theater
- Courtyard with fountains and grill
- Sleek-styled resident lounge
- Cyber Café with free Wi-Fi and gourmet coffee service
- Media room with huge flat screen
- Additional storage available
- Gated entry
- Garage parking
- Pet friendly
- Valet trash
- Resident activities
- Dog park
- Poolside BBQ grilling areas

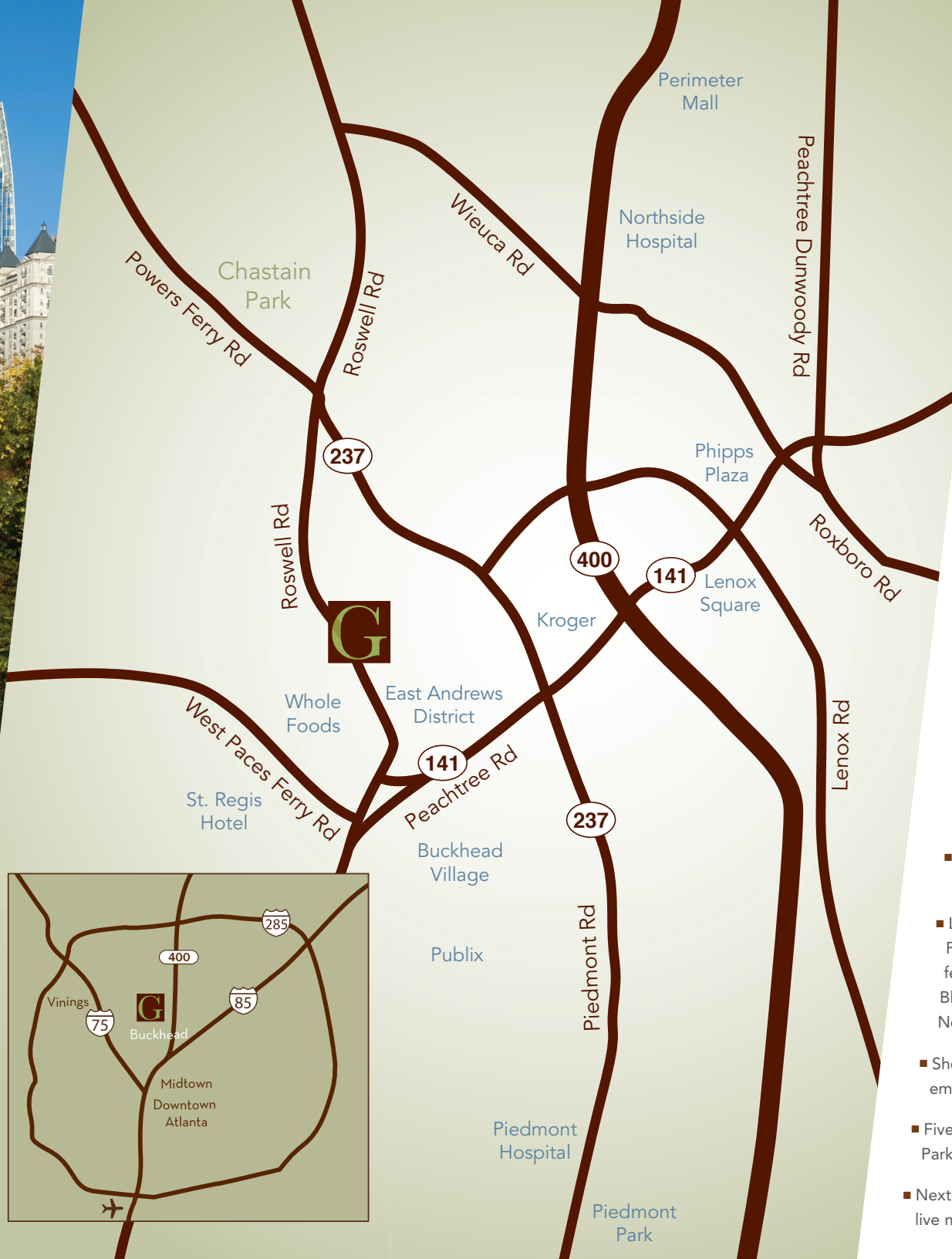




# LOCATION

At Gramercy, a short drive – or a short walk – puts you right in the middle of Atlanta’s most prestigious and trendy spots. Rub elbows with the city’s elite and enjoy the buzz of the Buckhead and East Andrews district and nearby Phipps Plaza, Lenox Square, and Chastain Park. Don’t want a long commute? Many of the city’s biggest employers are also nearby. So your entire world can fit comfortably within a very stylish, very convenient circle.

- Located on Roswell Road between Piedmont and Peachtree Roads
- Walking distance to Buckhead’s Village to enjoy top-rated restaurants and pubs
- Easy access to GA-400, connecting you to I-75, I-85, and 285
- Less than a mile to world-class shopping at Phipps Plaza and Lenox Square malls featuring over 350+ stores including Bloomingdales, Macy’s, Neiman Marcus, Nordstrom, and Saks Fifth Avenue
- Short commutes to many of Atlanta’s top employers
- Five minutes to Chastain Park or Piedmont Park for outdoor fun, golf, concerts and more
- Next door to East Andrews district - cafés, live music, bars and restaurants





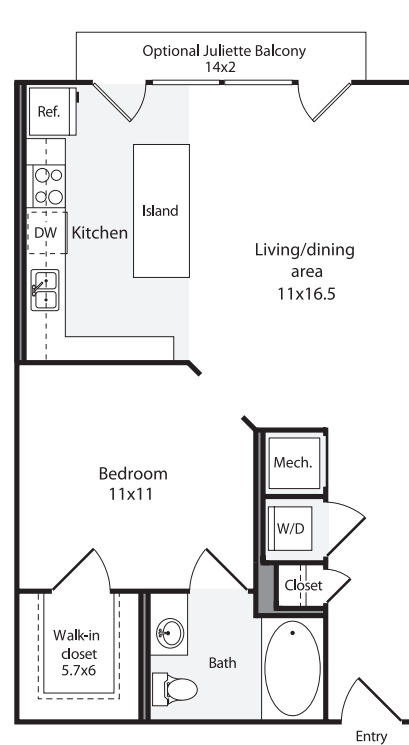


*Our studio and one bedroom plans are second to none, perfectly blending style and space.*

# FLOOR PLANS

## STUDIO AND ONE BEDROOM

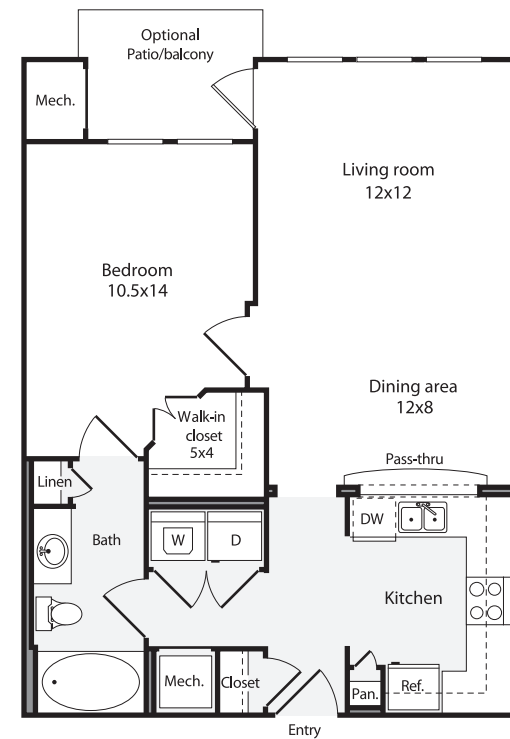
Our contemporary studio and one bedroom plans take style to new heights. Lofty 9-foot ceilings expand the space, and each layout offers a comfortable flow for everyday living and entertaining.



### CHAMBERS

One Bedroom Studio / One Bath  
643 – 675 Square Feet

\$ \_\_\_\_\_

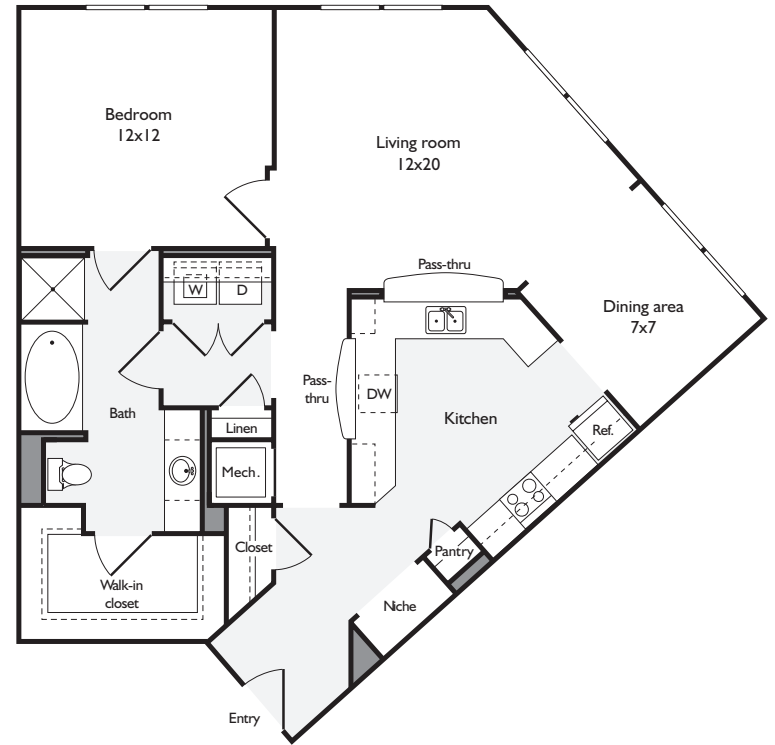
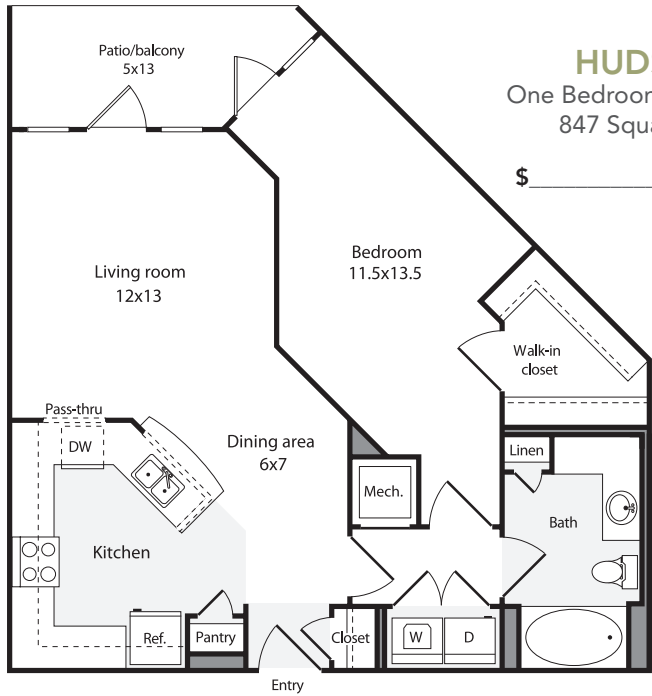


### GREENWICH

One Bedroom / One Bath  
755 – 803 Square Feet

\$ \_\_\_\_\_





DATE \_\_\_\_\_

PET FEE \$ \_\_\_\_\_

APPLICATION FEE \$ \_\_\_\_\_

PET DEPOSIT \$ \_\_\_\_\_

DEPOSIT \$ \_\_\_\_\_

GARAGE FEE \$ \_\_\_\_\_

ADMINISTRATIVE FEE \$ \_\_\_\_\_

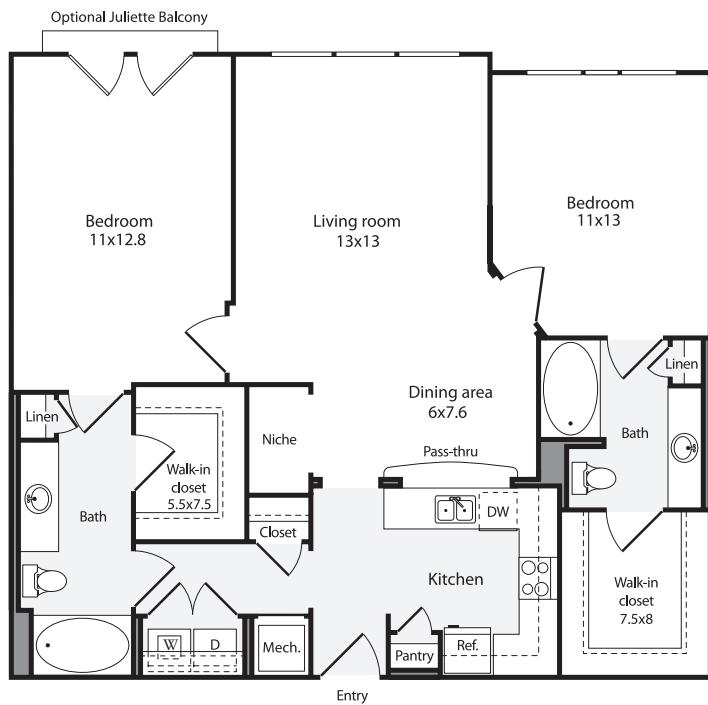
OTHER \$ \_\_\_\_\_



# FLOOR PLANS

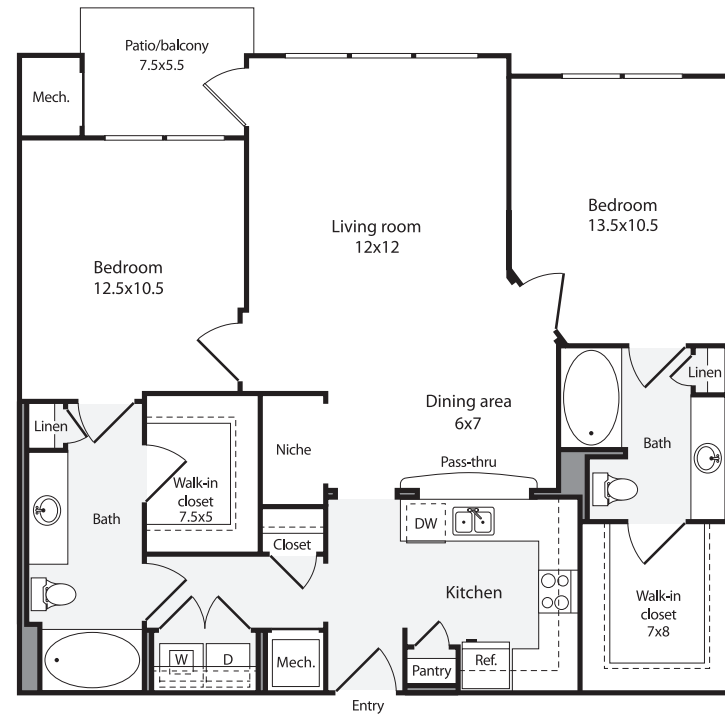
## TWO AND THREE BEDROOMS

Whether it's for a roommate, a family or just some extra home office space, our two- and three-bedroom plans provide a perfect fit. Enjoy the designer touches, and better yet, enjoy guests eyeing your place with envy.



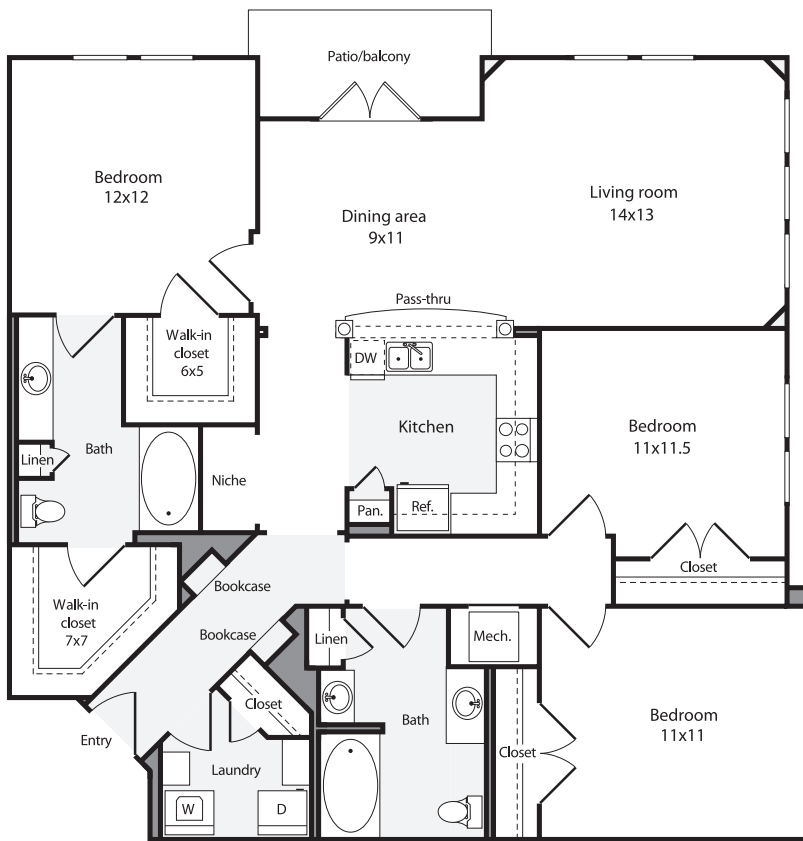
**LAFAYETTE**  
Two Bedroom / Two Bath  
1141 – 1150 Square Feet

\$ \_\_\_\_\_



**MADISON**  
Two Bedroom / Two Bath  
1161 – 1188 Square Feet

\$ \_\_\_\_\_



**MULBERRY**  
 Three Bedroom / Two Bath  
 1513 Square Feet

\$ \_\_\_\_\_

*Buckhead is calling. But with a home like this, you may be tempted to stay inside.*












Be close to everything you love about city life. *Gramercy at Buckhead.*

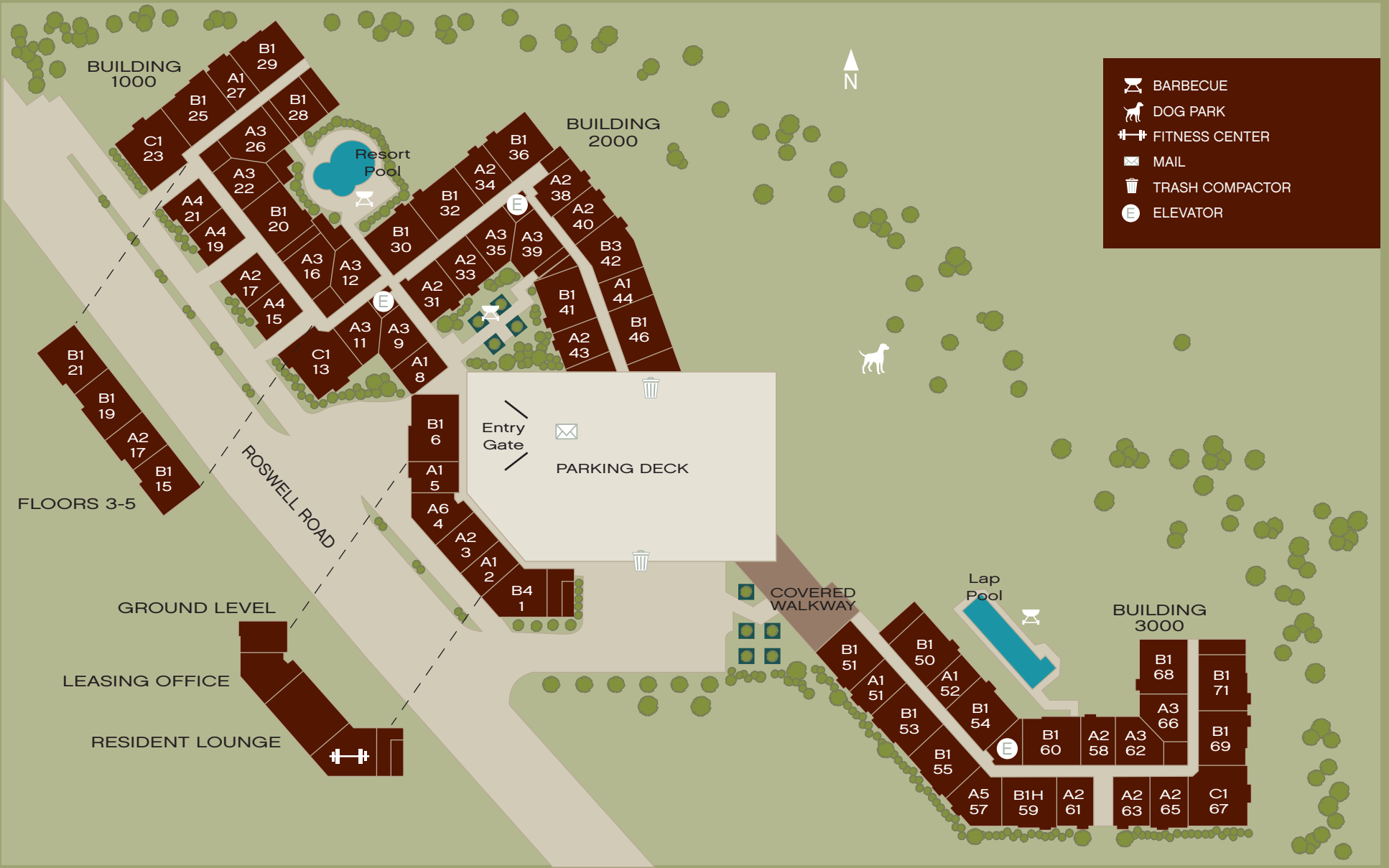
# EXTRAORDINARY SERVICE EXTRAORDINARY LIVING

It's one thing to offer a stylish residence. It's quite another to offer the people who live there a level of service that exceeds their expectations. At Simpson Property Group®, we've built our reputation on service. In fact, for several years in a row we've earned the coveted "A List" Award for Service Excellence - a distinction reserved for only a select few firms by the multifamily real-estate industry.

Of course, our biggest reward isn't a plaque on the wall. It's the trust we earn from our residents every day. At Gramercy at Buckhead, you'll be part of a community that we ourselves would be proud to call home. You'll be surrounded by the highest-quality features and unsurpassed amenities; and you'll enjoy a lifestyle unlike anywhere else.







- BARBECUE
- DOG PARK
- FITNESS CENTER
- MAIL
- TRASH COMPACTOR
- ELEVATOR



Information subject to change, error or deletion.



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