



For Immediate Release...

August 23, 2023

NOTHING SAYS FALL LIKE THE ARRIVAL OF PERC COFFEE TO LARKIN ON MEMORIAL

Popular Grant Park Development Adds Coffee Shop to Open in Fall 2023 + Announces Birdcage to Open in Early 2024



Photo Caption: PERC Coffee will occupy the former Full Commission space.

ATLANTA: On the heels of celebrating its 5-year anniversary, Larkin on Memorial, the 63,000-square-foot mixed-use development by Paces Properties, is set to welcome PERC Coffee this fall. Known for its flavorful brews and upbeat atmosphere, PERC Coffee will occupy 1,500 square feet, plus 500 square feet of patio space.

"We couldn't be happier to have PERC Coffee joining the development later this year and Birdcage coming early next year," said Paces Properties President & CEO David Cochran. "Both will be a fantastic fit for the Grant Park neighborhood and serve as places where residents can come enjoy delicious food and drink in a welcoming and engaging environment."

With this latest addition, Larkin on Memorial is now 88% leased, including Ace Hardware, East Atlanta Oral Surgery, Firepit Pizza Tavern, Grant Park Market, Kale Me Crazy, Lush Nail Bar, My Salon Suite, Ramen Station, Squash Blossom, Primrose Schools, Vibe Ride, and now, PERC Coffee. There is one 2,500-square-foot (plus 500 square feet of patio space) space available for an additional full-service restaurant tenant, as well as two in-line retail spaces available.

Founded in 2010, PERC Coffee is on a mission to share good times and amazing coffee while creating spaces with fun, nostalgic vibes. PERC Coffee Grant Park will be the brand's fourth location, with storefronts open in East Lake, Virginia Highlands, and Savannah, and another location underway in Tucker. The shop offers a full coffee menu with specialty and seasonal espresso drinks, including its signature GoodTimes Latte with lavender, vanilla, and habanero sugar. The food menu includes made-to-order breakfast sandwiches, granola bowls, a breakfast crunchwrap, and lighter lunch options.

The shop itself will be open and full of bright colors to match the vibe of the PERC Coffee brand. Featuring a custom pink La Marzocco Linea PB Espresso Machine, the espresso bar will sit above a glowing lightning bolt, and both the interior and exterior will feature hand-painted murals by Chris Sturdivant of The Debonair Signman, designed by "graphic guru" Brad Praria.

"We look for spaces where we can connect with the neighborhood," said Philip Brown, Owner/Founder/CEO of PERC Coffee. "Everything lined up, and we knew it was time to join the Larkin on Memorial community. The space is perfect, and we love the neighborhood. We cannot wait to party with the folks in Grant Park."

In addition to PERC, Larkin on Memorial will also welcome Birdcage in early 2024, an eatery from Leslie Cohen, owner of Firepit Pizza Tavern. Located adjacent to Cohen's popular pizza tavern, the 3,000-square-foot freestanding building will be filled with vibrant colors, flamboyant vibes, Latin-inspired signature and seasonal dishes, innovative cocktails, craft beers, wine, and more. Additional details will be available in the coming months.

“It’s a dream to be back working on leasing with the Paces team especially on Larkin on Memorial,” said Laura King, Founder of Alcove Commercial Real Estate. “Having worked on this project at its inception and seeing how it’s come together, it’s no surprise that PERC is the absolute perfect complement to the Larkin tenant lineup. Their commitment to teamwork, inclusivity, and all-around love for coffee and community is a model that encompasses the Larkin on Memorial vision.”

Larkin on Memorial is also seeking an additional restaurant tenant for lease. For further information, please email Laura King at laura@alcovecommercial.com.

Photography and interviews are available upon request.

About Paces Properties: Founded in 1972, Paces Properties specializes in the development of multifamily residential communities and specialty retail centers. Committed to creating distinctive, inspiring and well-crafted environments to live, work and shop, Paces is a well-capitalized company with a proven entrepreneurial spirit and excellent track record. Paces and its principals have been involved in the development, management and construction of over 5,000 multifamily units and 1 million square feet of retail. Known for past and present projects like Atlanta Dairies, Krog Street Market, Larkin on Memorial, Stove Works, The Office Apartments and Vinings Jubilee, visit pacesproperties.com for more information.

Media Contacts: Tara Murphy, Abby Watkins + De’Andra Gaston | 360 Media, Inc. | 404-577-8686 or info@360media.net

#