

Apartments replacing Cheshire Bridge strip club

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Westplan Investors recently purchased nearly 7.5 acres along intown Atlanta's sometimes seedy Cheshire Bridge corridor where it will develop almost 200 apartments on the site of the Doll House strip club.

Westplan paid \$11.2 million for the land and two warehouses, which it intends to redevelop into a mixed-use development. The Doll House is being demolished to make room for 198 apartments. The site is at 2050 Cheshire Bridge Road, the corner of Cheshire Bridge and Faulkner Road.

An existing 50,000-square-foot warehouse and another 70,000-square-



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The revitalization of Cheshire Bridge Road and Moreland Avenue continues.

foot warehouse will be renovated into loft office and showroom space, Westplan says.

Alan Joel and Dan Granot, principals with Joel & Granot Real Estate/CORFAC International, brokered the sale.

The transaction is part of the ongoing transformation of Cheshire Bridge. City leaders have sought to bring more investment and development to intown corridors including Cheshire Bridge, Northside Drive and Moreland Avenue, which have served as little more than traffic-choked thoroughfares to more affluent intown Atlanta neighborhoods.

Atlanta City Council members [Alex Wan](#) and [Carla Smith](#) have led legislation to help spur redevelopment along those corridors that could lead to more projects that emphasize walking, biking and streetside shopping. "Cheshire Bridge deserves better," Joel said. "Westplan knows Atlanta and understands the corridor's potential."

The site is about a half mile from where Dallas-based Mill Creek Residential is developing the next phase of a 6-acre project at Piedmont Road and Cheshire Bridge that already contains new apartments and retailers including organic grocer Sprouts.

Westplan could break ground on the new apartments later this fall and have the first units deliver in up to 18 months, Joel said.

The property was part of the Estate of John Hunsinger, the Georgia Tech football great who later formed his own commercial real estate firm and became a star with the Atlanta Commercial Board of Realtors.

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