

**INDUSTRIAL / LAND
FOR SALE**

1561 PINE STREET NW | 1650 LAUREL AVE NW
ATLANTA, GA 30318



PREMIER INDUSTRIAL OPPORTUNITY

±270,000 SF Manufacturing Facility on ±12.65 Acres and ±3.17-Acre IOS Site

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1561 PINE STREET NW

Located in Atlanta's urban core, 1561 Pine St NW offers ±269,518 SF of industrial space with ±8,263 SF of office on ±12.65 acres. The facility features 40'–42' eave heights, drive-through access, heavy power, and multiple cranes, making it ideal for heavy manufacturing and large scale operations. Fully fenced, lit, and zoned I-2, the site provides security, flexibility, and excellent access to major highways, rail connections, and Atlanta's skilled workforce positioning it as a premier industrial opportunity in the Southeast.

Building SF	±269,518 SF
Office SF	±8,263 SF
Acreage	±12.65 acres
Loading	11 oversized grade level doors
Cranes	(2) 15-ton, (3) 10-ton
Eave Height	40' - 42'
Drive-Through Capable	Yes
Power	Heavy power
Zoning	I-2

FOR MORE INFORMATION, PLEASE CONTACT

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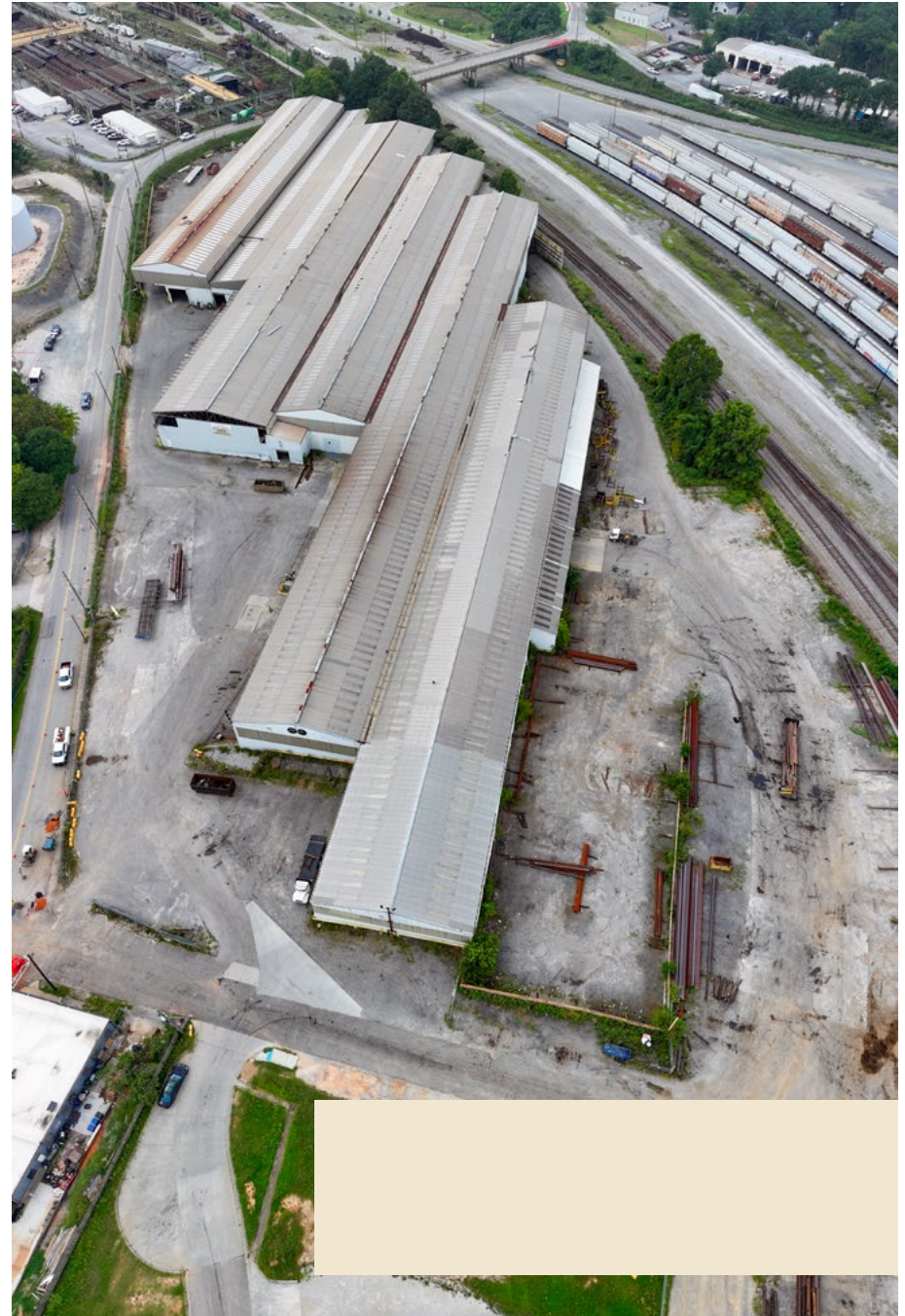
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1650 LAUREL AVENUE NW

1650 Laurel Avenue NW presents an exceptional opportunity with ± 3.17 acres ($\pm 138,151$ SF) of stabilized land, fully fenced and well-lit for security and convenience. Zoned I-1, this site is perfectly positioned for Industrial Outside Storage (IOS) or a wide range of industrial uses. With its ready-to-use infrastructure and prime location, this property offers the space and flexibility to support your business operations.

Acreage	± 3.17 acres ($\pm 138,151$ SF)
Stabilized	Yes
Fenced	Yes
Lighting	Yes
Zoning	I-1

Site can be purchased separately.

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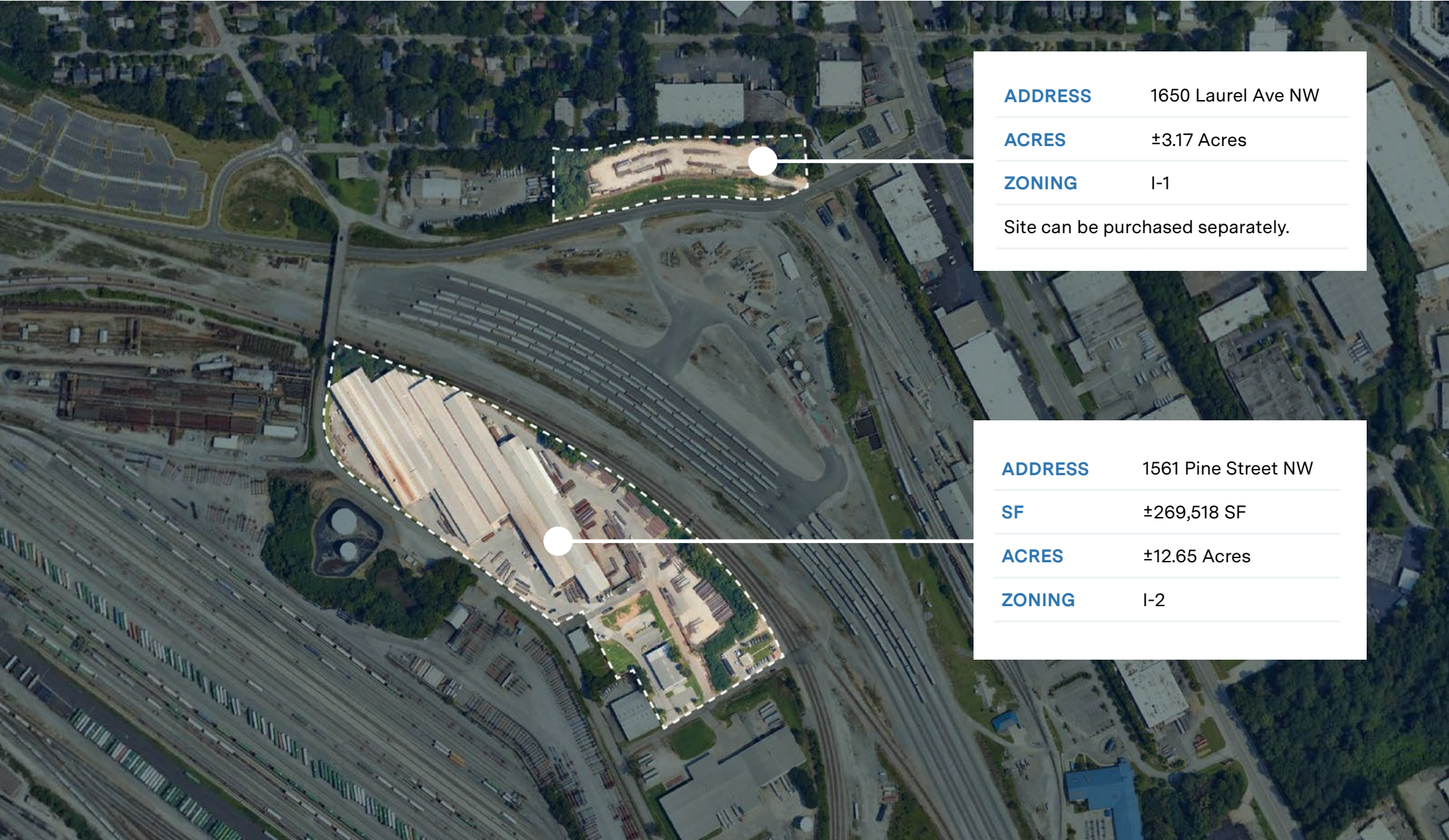
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Property Overview



ADDRESS 1650 Laurel Ave NW

ACRES ±3.17 Acres

ZONING I-1

Site can be purchased separately.

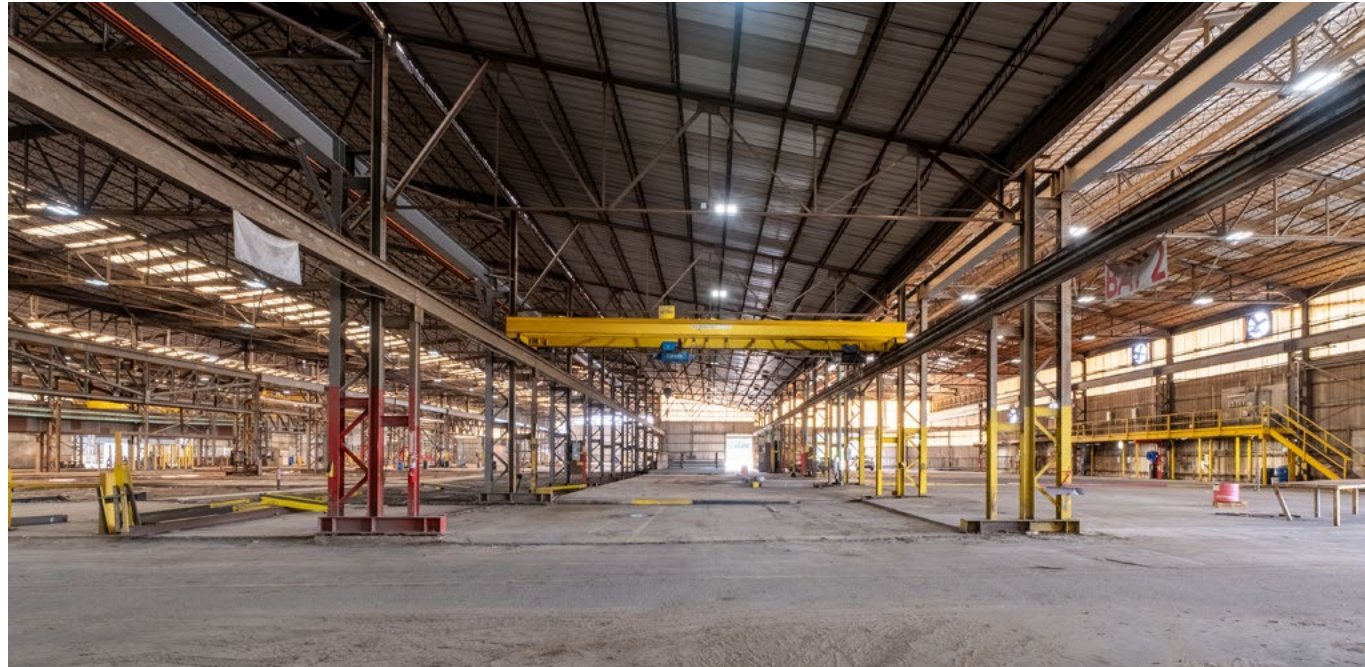
ADDRESS 1561 Pine Street NW

SF ±269,518 SF

ACRES ±12.65 Acres

ZONING I-2

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