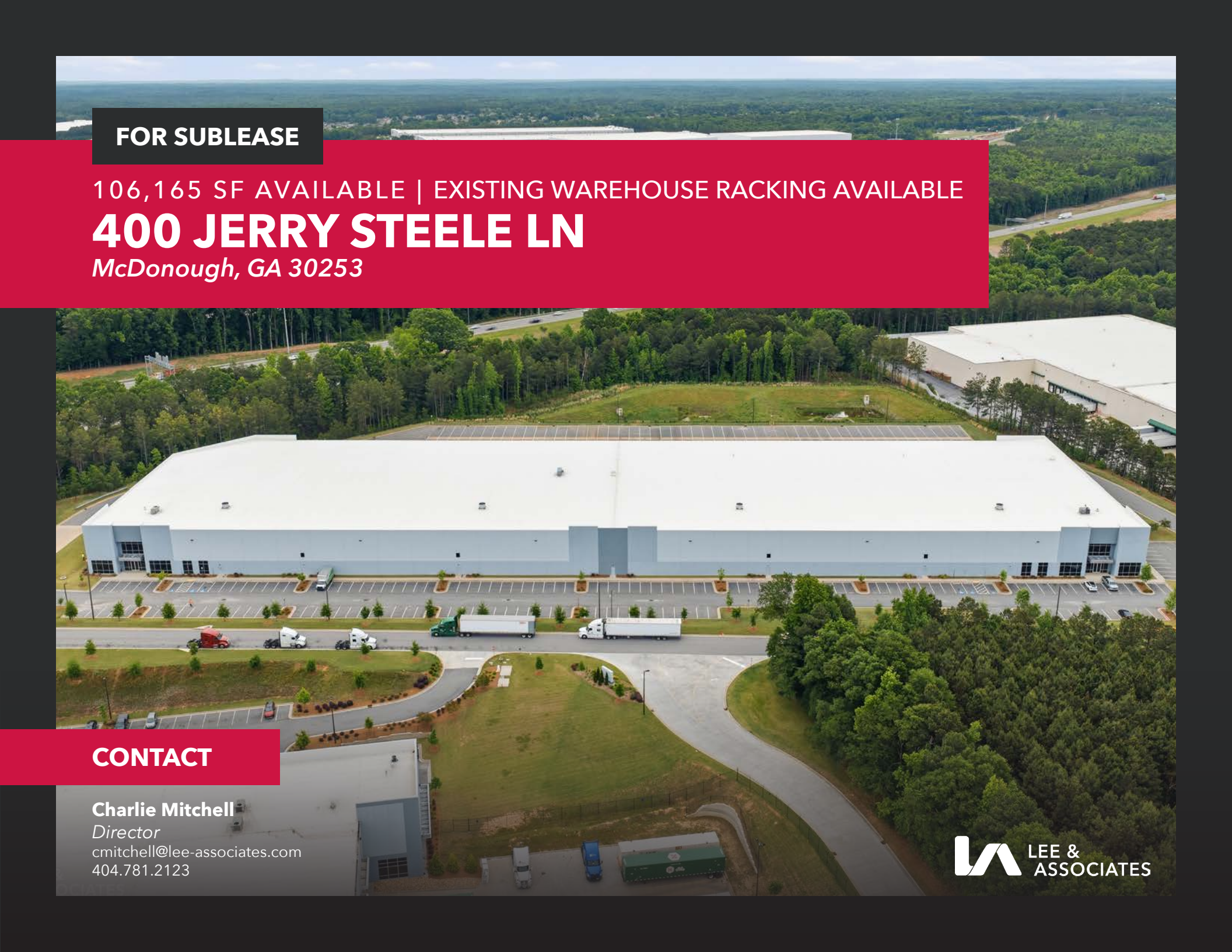




FOR SUBLEASE

106,165 SF AVAILABLE | EXISTING WAREHOUSE RACKING AVAILABLE

400 JERRY STEELE LN

McDonough, GA 30253

CONTACT

Charlie Mitchell

Director

cmitchell@lee-associates.com

404.781.2123

 **LEE &
ASSOCIATES**



FOR SUBLEASE | 106,165 SF

PROPERTY SPECS

TOTAL BUILDING SQUARE FOOTAGE: 210,412 SF

AVAILABLE SQUARE FOOTAGE: 106,675 SF

OFFICE SQUARE FOOTAGE: 2,774 SF

CLEAR HEIGHT: 32'

DOCK HIGH DOORS: 26 dock high doors (8'x10'); 1 35k lb mechanical pit leveler; 15 30k lb EOD levelers

DRIVE IN DOORS: 1 concrete drive in door (12'x14')

COLUMN SPACING: 54'W x 47.5'D

LIGHTING: LED

TRUCK COURT DEPTH: 185'

YEAR BUILT: 2019

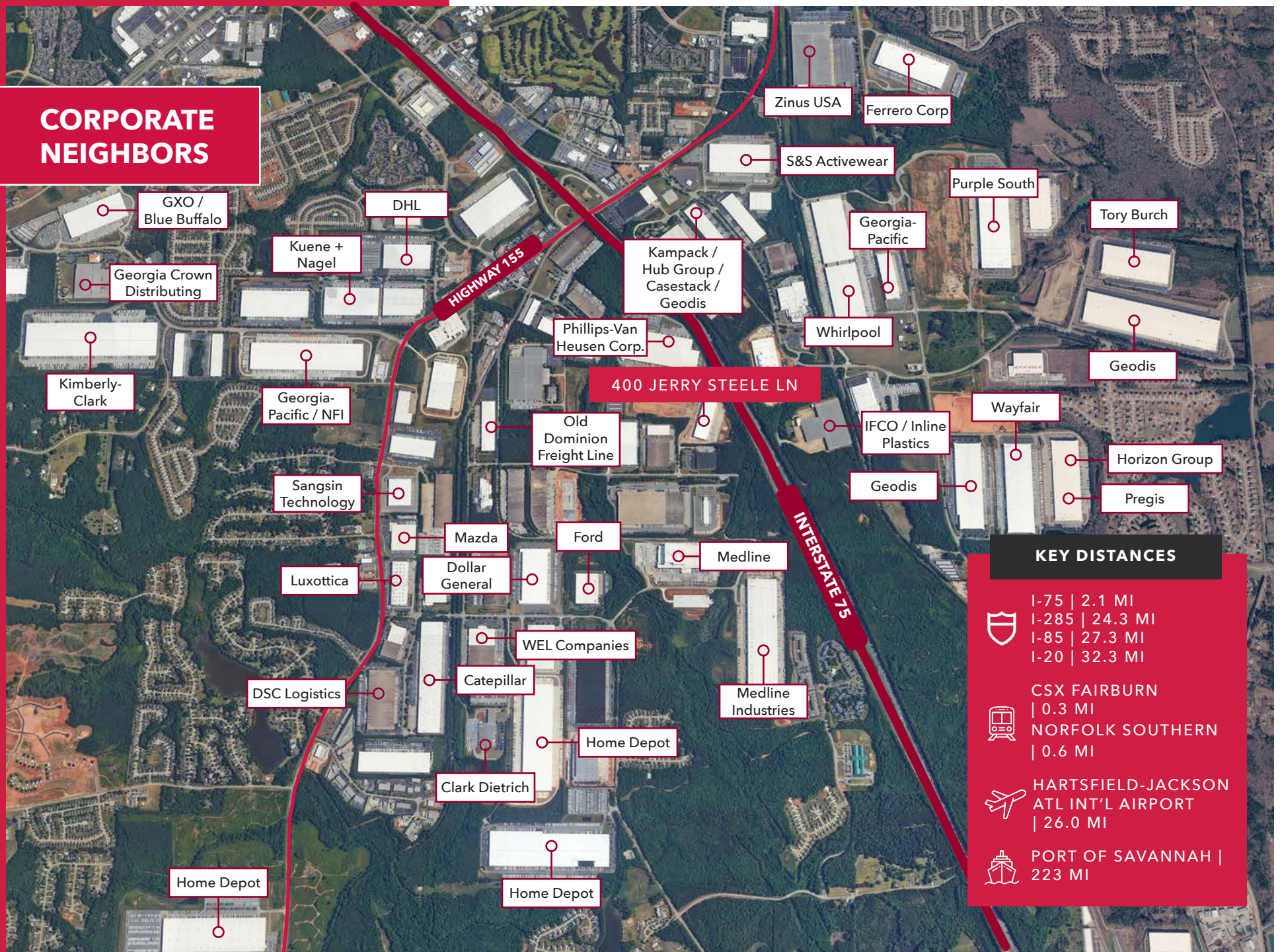
SPRINKLER SYSTEM: ESFR

PARKING: ±52 trailer spaces & ±90 auto spaces

TERM: Through May 31, 2028

COMMENTS: Existing racking in place

CORPORATE NEIGHBORS



400 JERRY STEELE LN

HIGHWAY 155

INTERSTATE 75

KEY DISTANCES



I-75 | 2.1 MI
I-285 | 24.3 MI
I-85 | 27.3 MI
I-20 | 32.3 MI



CSX FAIRBURN
| 0.3 MI
NORFOLK SOUTHERN
| 0.6 MI

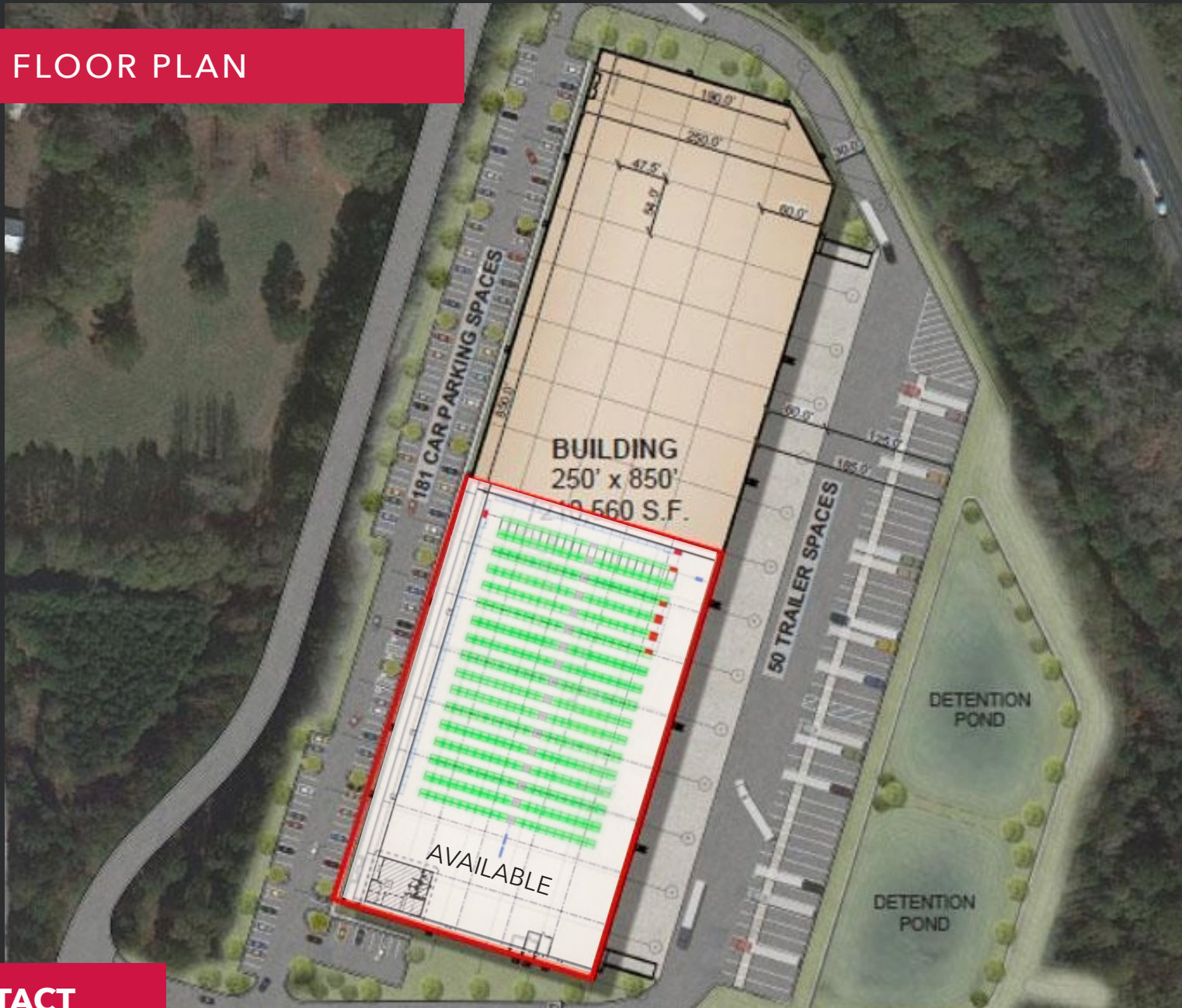


HARTSFIELD-JACKSON
ATL INT'L AIRPORT
| 26.0 MI



PORT OF SAVANNAH |
223 MI

FLOOR PLAN



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