

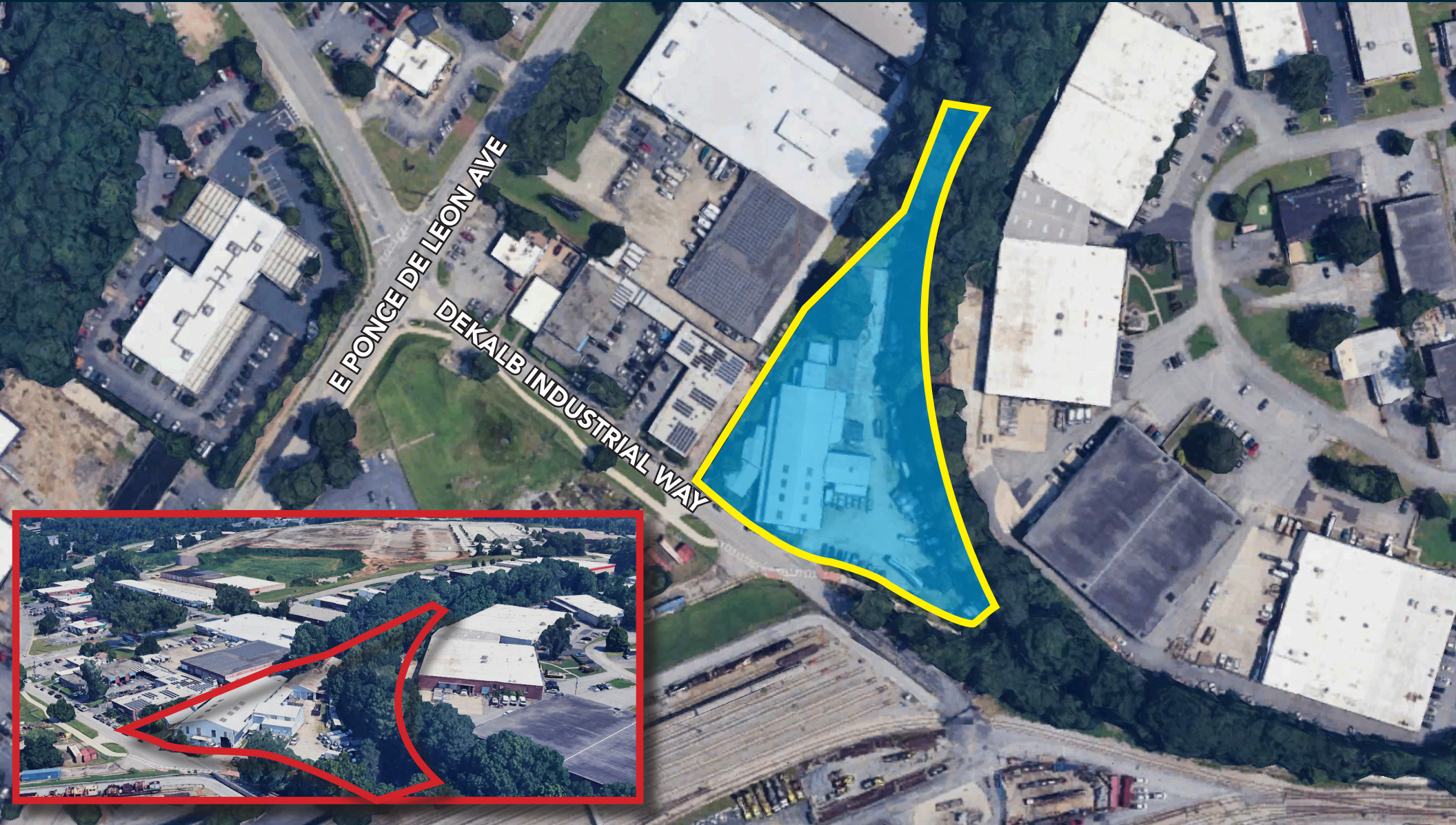
# FOR LEASE

+25,800 SF of Industrial with +2,750 SF of office on 2.43 acres

151 DeKalb Industrial Way, Decatur, Georgia 30030 | Zoned M - Light Industrial



OAKHURST  
REALTY  
PARTNERS



**FOR LEASE ECONOMICS AND ADDITIONAL INFORMATION, PLEASE CONTACT:** Bart Lester | 404-275-5822 | [blester@oakrep.com](mailto:blester@oakrep.com)

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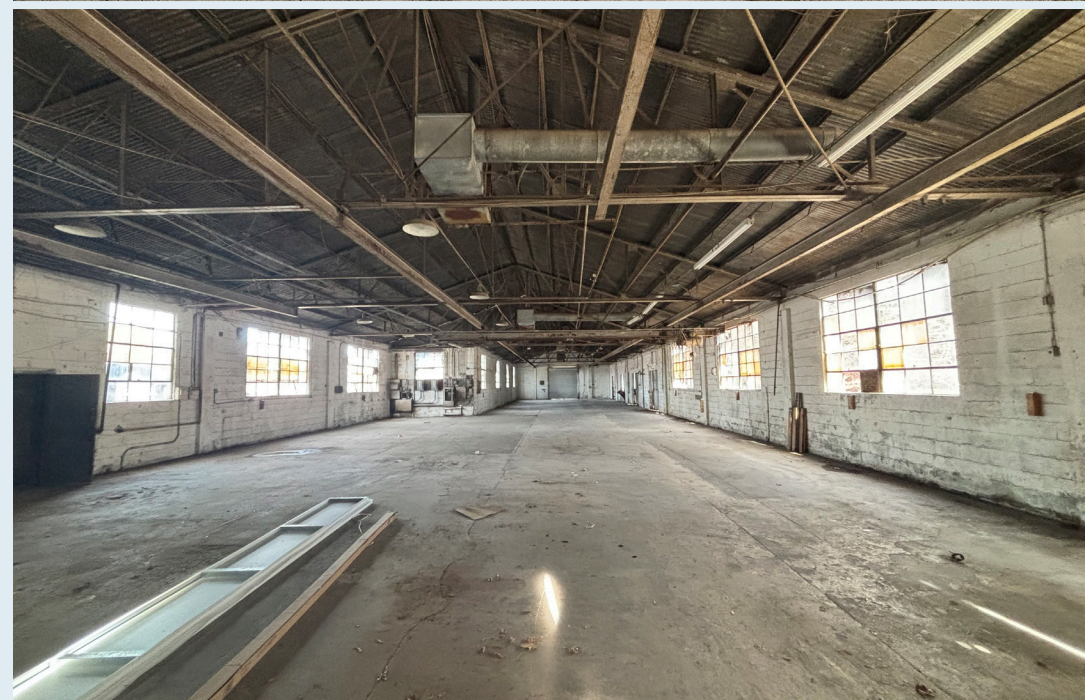
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## HIGHLIGHTS

- » 2.43 acre parcel
- » Two buildings
  - 2,750 square foot office building
  - 25,822 square foot warehouse building (containing two bridge cranes)
- » DeKalb County Zoned M - Light Industrial
- » Ideal for distribution, light manufacturing or a variety of service operations
- » Convenient location for servicing the greater Metro Atlanta market
- » Excellent access via I-285 and I-20
- » Strategic infill location minutes from Downtown Decatur and Atlanta
- » Efficient building configuration for operational flexibility
- » Ample parking and loading accessibility
- » Surrounded by established residential and commercial growth
- » Easy access to MARTA and major workforce populations



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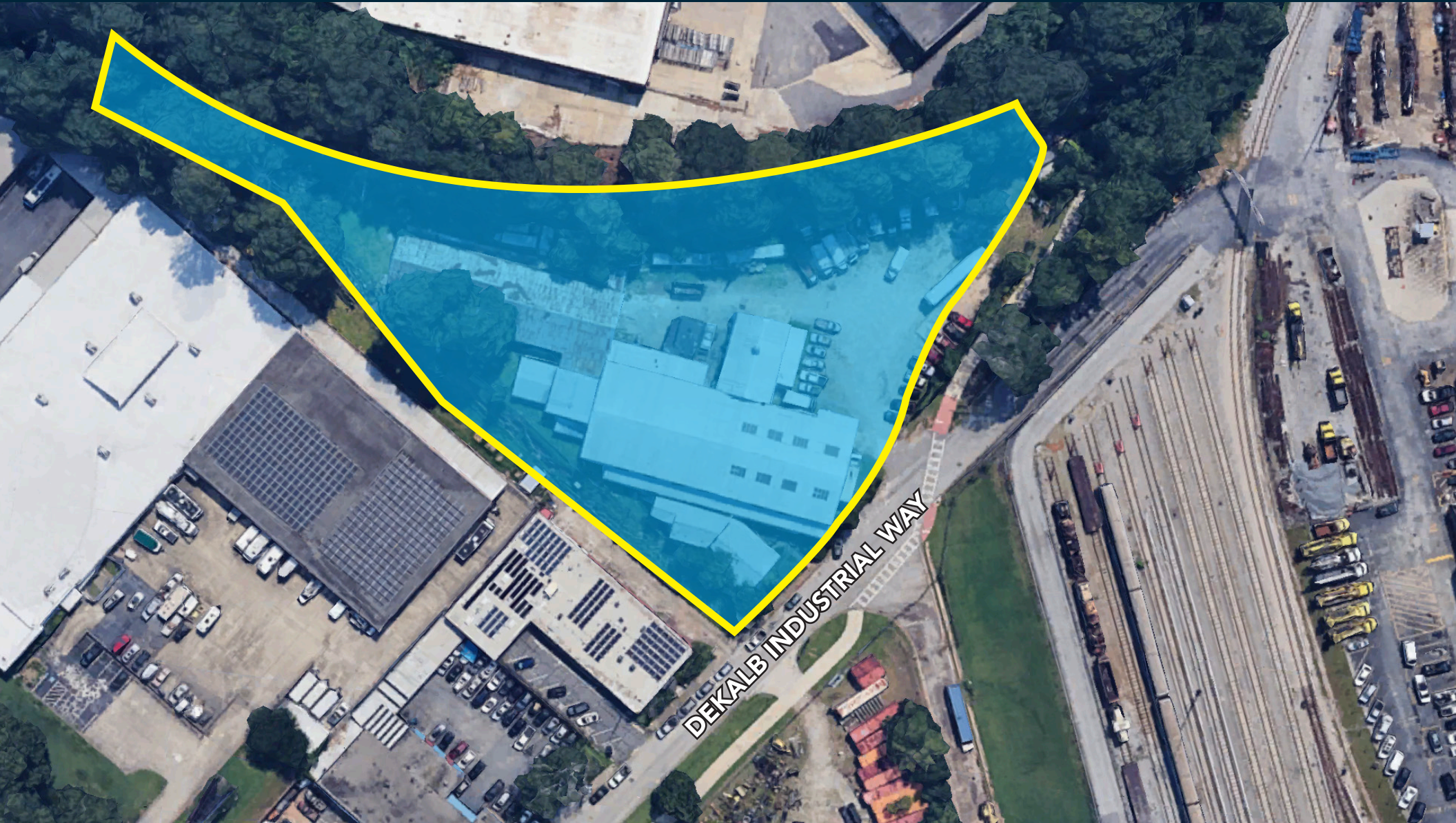
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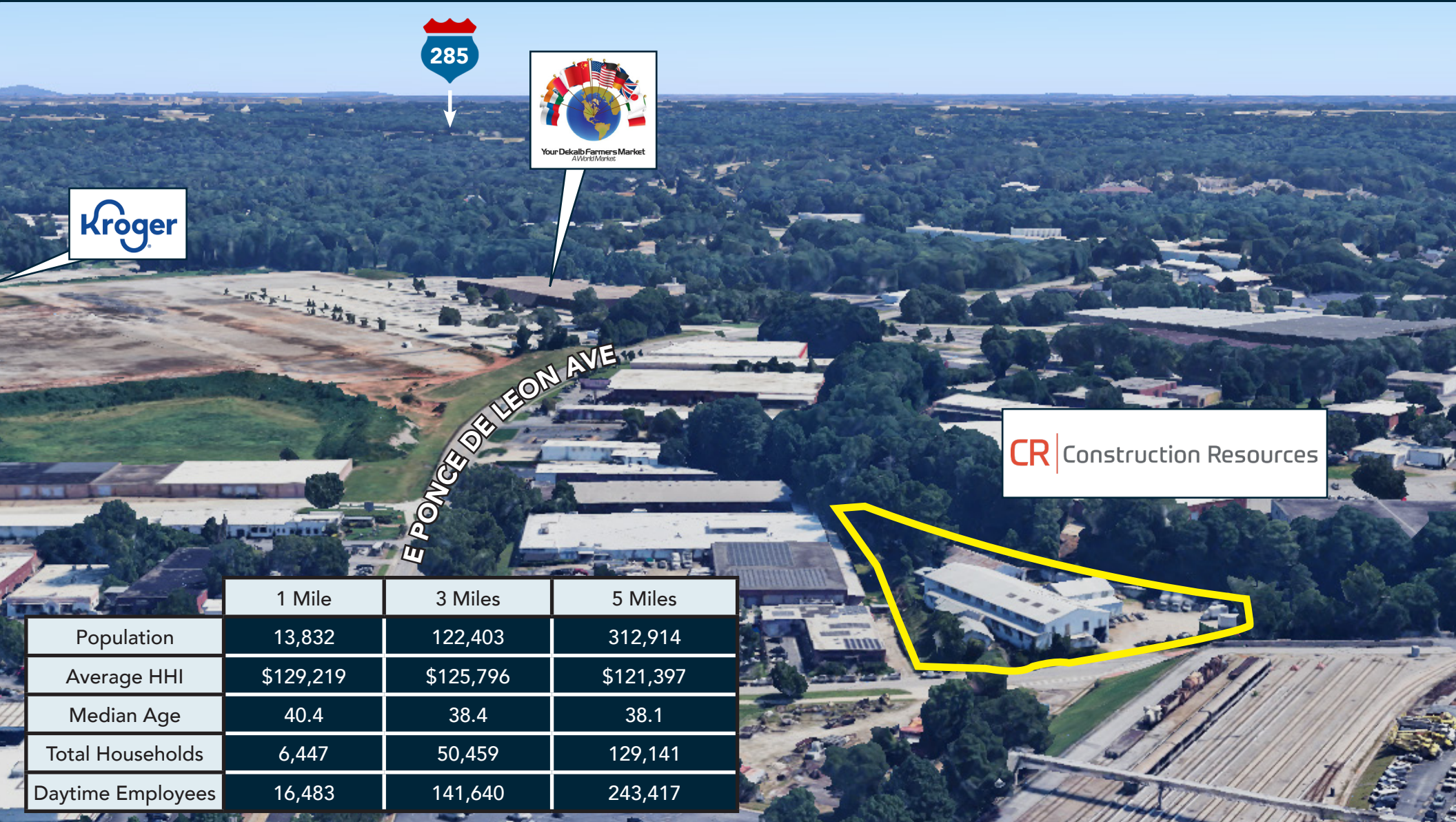
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	1 Mile	3 Miles	5 Miles
Population	13,832	122,403	312,914
Average HHI	\$129,219	\$125,796	\$121,397
Median Age	40.4	38.4	38.1
Total Households	6,447	50,459	129,141
Daytime Employees	16,483	141,640	243,417

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