

FOR LEASE

2020 GRASSLAND PKY
ALPHARETTA, GA 30004



ABOUT THE PROPERTY

Nestled in the thriving Alpharetta market, this 17,500 square foot industrial warehouse offers an excellent opportunity for tenants in the Atlanta Metropolitan Statistical Area.

Constructed in 2004, it boasts four dock doors, one grade-level door, and a clear ceiling height of 22 feet.

With minimal industrial development in the vicinity and a lack of spaces under 20,000 square feet, increasing rental rates enhance the appeal of this property. The 2.81-acre site is conveniently located near a robust amenity base and provides ample outdoor storage options.



WILDMOR ADVISORS
Your Business In The Right Place



(404) 467-2121



info@wildmoradvisors.com

BUILDING SPECIFICATIONS

2020 GRASSLAND PARKWAY, ALPHARETTA, GA 30004

BUILDING SIZE & TYPE

±17,500 SF
Masonry

COUNTY

Forsyth

OFFICE

+/- 1,800 SqFt

POWER

240 Volt 3-Phase Power 600 AMP

LAND

±2.81 AC

YEAR BUILT

2004

LOT SQUARE FEET

±122,404 SF

CLEAR HEIGHT

22 Feet

BUILDING LOT COVERAGE

14.30%

AUTO SPACES

23 Total

ZONING

M1

UNIQUE FEATURES

Mezzanine +/- 1,800 SF

DOCK DOORS

4 DOCK DOORS

GRADE-LEVEL DOOR

1 Door

AVAILABILITY

NOVEMBER 1, 2026

LEASE RATE

\$14 / SqFt. NNN



EXTERIOR PHOTOS

INDUSTRIAL / DISTRIBUTION



FOR MORE INFORMATION, CONTACT:

ELI BICKERS

Associate
404 309 2613
Eli@wildmor.com

SHAN MORRIS

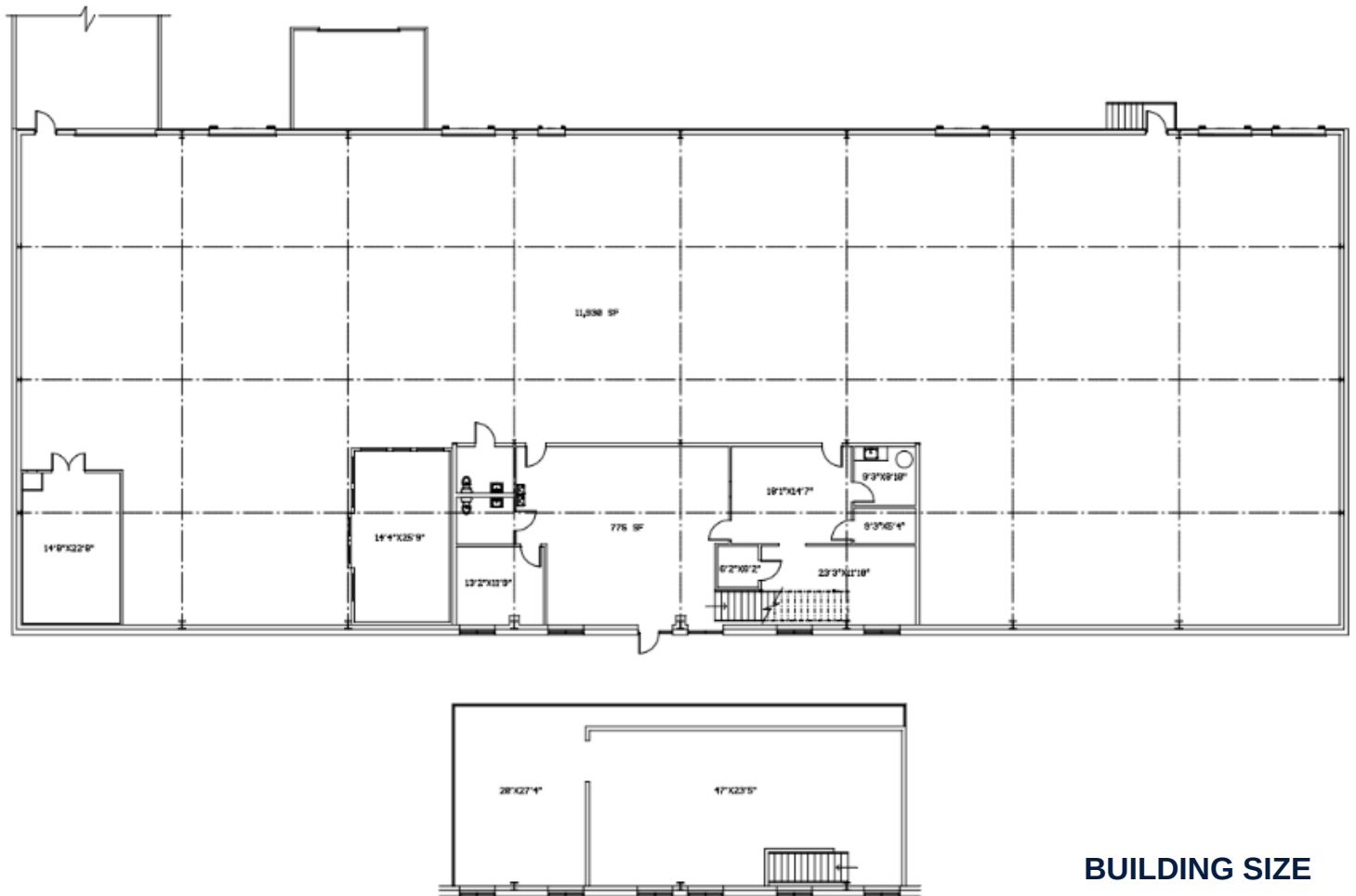
Principal
404 822 7426
Shan@wildmor.com



Information is deemed from reliable sources. No warranty is made as to its accuracy.

FLOORPLAN

INDUSTRIAL / DISTRIBUTION



BUILDING SIZE

±17,500 SF

OFFICE

+/- 1,800 SqFt

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CONTACT US TO SCHEDULE A TOUR



ELI BICKERS
Associate
(404) 309-2613
Eli@wildmor.com



SHAN MORRIS
Principal
(404) 467-2174
Shan@wildmor.com



WILDMOR.COM



3565 Piedmont Rd NE
Bldg 3, Suite 715
Atlanta, GA 30305



(404) 467-2121