



**328 Commerce Blvd
Athens, GA 30606**



Lynn Brogdon

REMAX LIVING

1800 Hog Mountain Rd, Suite 300-101, Watkinsville, GA 30677

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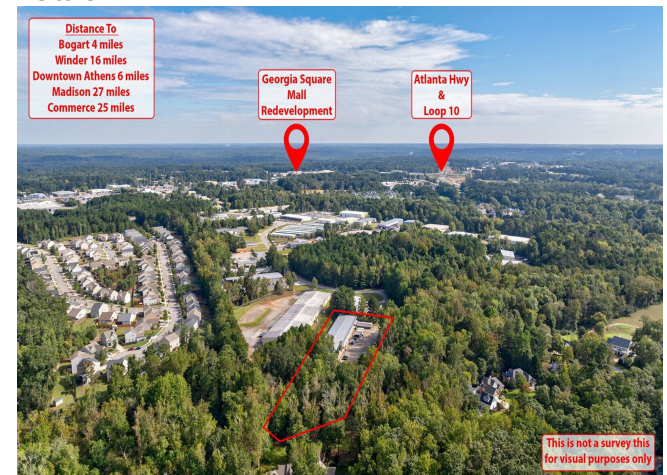


328 Commerce Blvd, Athens, GA 30606

\$3,400,000

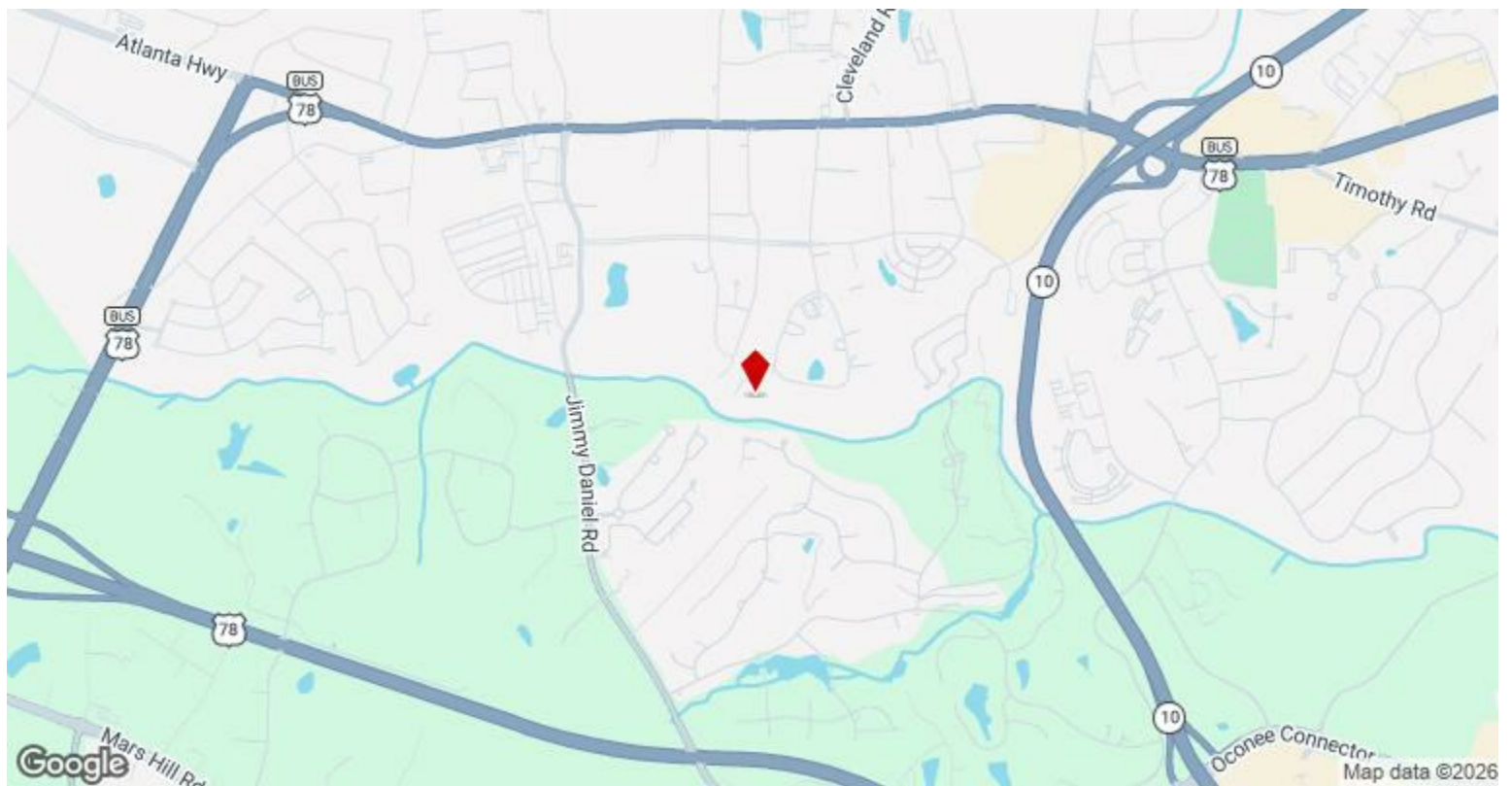
Prime industrial opportunity on the west side of Athens, ideally positioned for manufacturing, distribution, and logistics operations. This property spans ± 3.4 acres and offers $\pm 21,000$ square feet of finished space, thoughtfully divided into multiple suites — each designed to accommodate a range of business types and operational needs.

- $\pm 21,000$ SF industrial facility divided into multiple suites
- Every suite equipped with at least one roll-up door and dock-height loading
- Mix of finished office space featuring private offices, conference...
- Easy access to Hwy 316 and Loop 10, connecting Athens to the Atlanta metro area and I-85 corridor
- Mix of finished office space featuring private offices, conference rooms, kitchenette break rooms, and restrooms
- Gated entrance and paved parking for employees and visitors



Building Sketch (Page - 1)



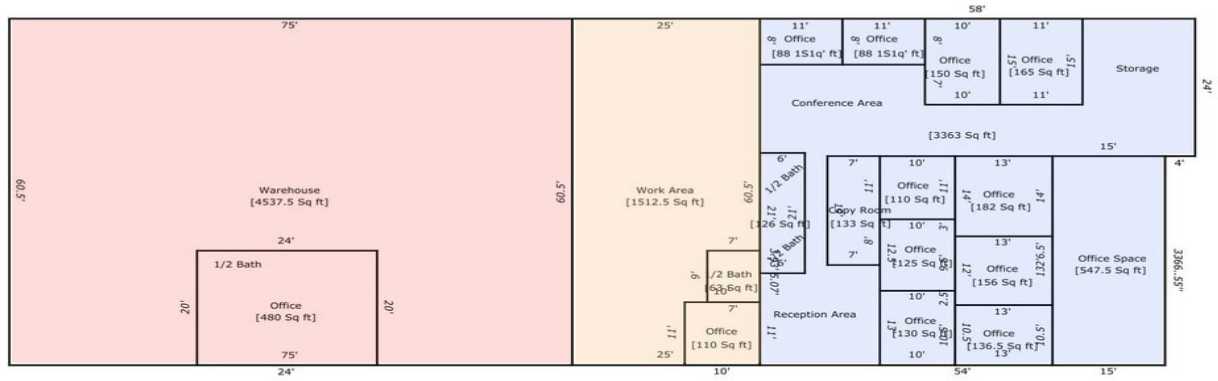


328 Commerce Blvd, Bogart, GA 30622

Property Photos

Building Sketch (Page - 2)

Client	Lynn Brogdon				
Property Address	328 Commerce Blvd				
City	Athens	County	Clarke	State	GA
Owner				Zip Code	30606



Form SKT.BLDSKI - "TOTAL" appraisal software by a la mode, inc. - 1-800-ALAMODE



Property Photos



Property Photos



Property Photos

