



ARES
INDUSTRIAL
MANAGEMENT

PEACHTREE NORTH

1300 NORTHBROOK PARKWAY, SUWANEE GEORGIA 30024

FOR LEASE | Building 100 | 28,800 up to 201,429 Leasable Sq. Ft. | Class A Facility



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Property FEATURES

- 201,429 SF building
- 840'w x 240'd
- Front-load configuration
- 40'w x 40'd column spacing
- 28' avg. ceiling height
- ESFR sprinkler system
- 125 car parking spaces
- 120'd truck court; partially secured; 50'd concrete apron
- Located in the heart of the I-85 business corridor at the corner of Old Peachtree Road and Northbrook Parkway (I-85 Exit 109) in Gwinnett County

Suite 100

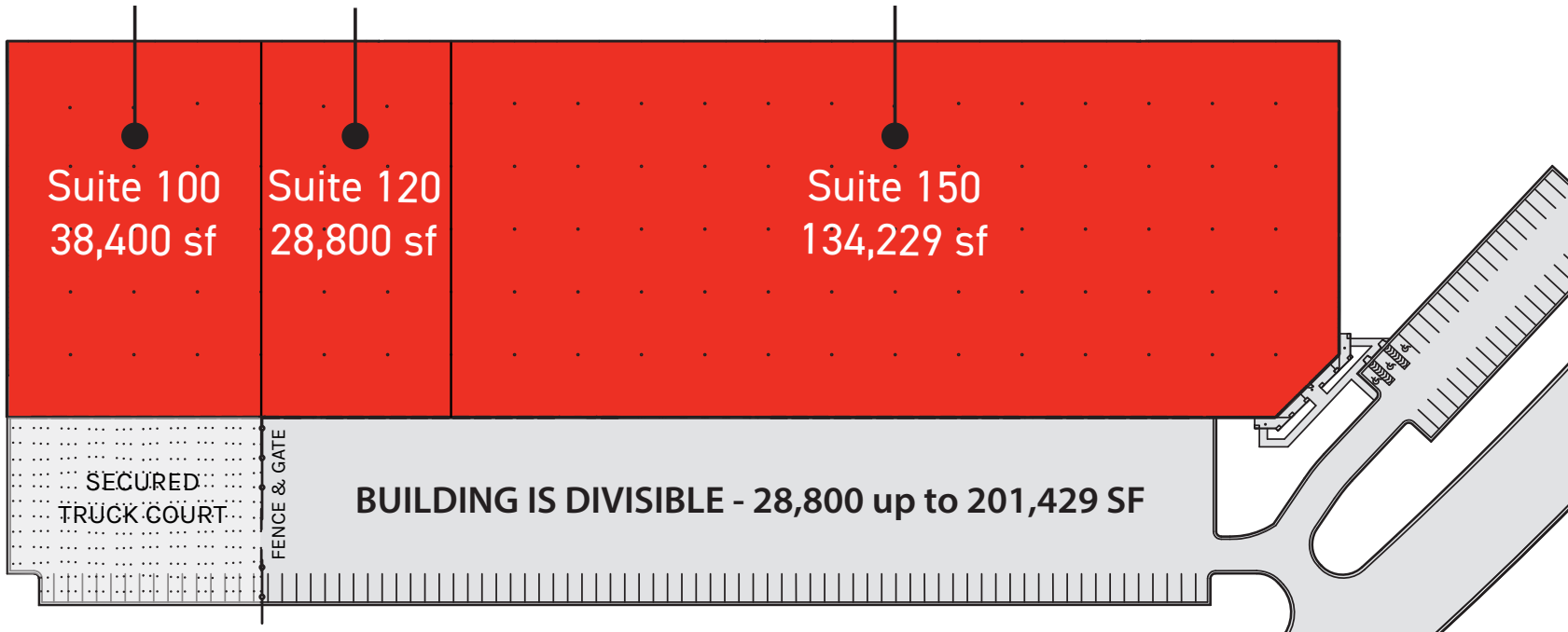
Office - 3,544 sf
Warehouse - 34,856 sf
8 (9'x10) dock-highs
3 EOD levelers
1 (9'x10') drive-in

Suite 120

Office - 906 sf
Warehouse - 27,894 sf
4 (9'x10) dock-highs
3 EOD levelers
1 pit leveler
1 (9'x10') drive-in

Suite 150

Office - 21,639 sf
Warehouse - 112,590 sf
21 (9'x10) dock-highs
8 pit levelers
2 (9'x10') drive-in



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