

AVAILABLE FOR LEASE

201,624 SF

CROSS-DOCK  
WAREHOUSE



# I-85 SOUTH DISTRIBUTION CENTER

8440 TATUM ROAD, PALMETTO, GEORGIA 30268

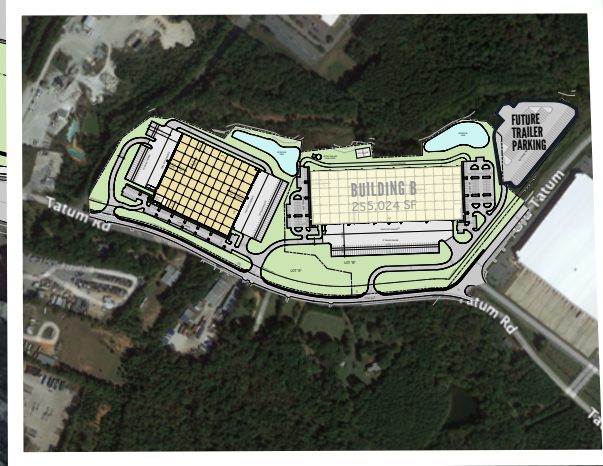
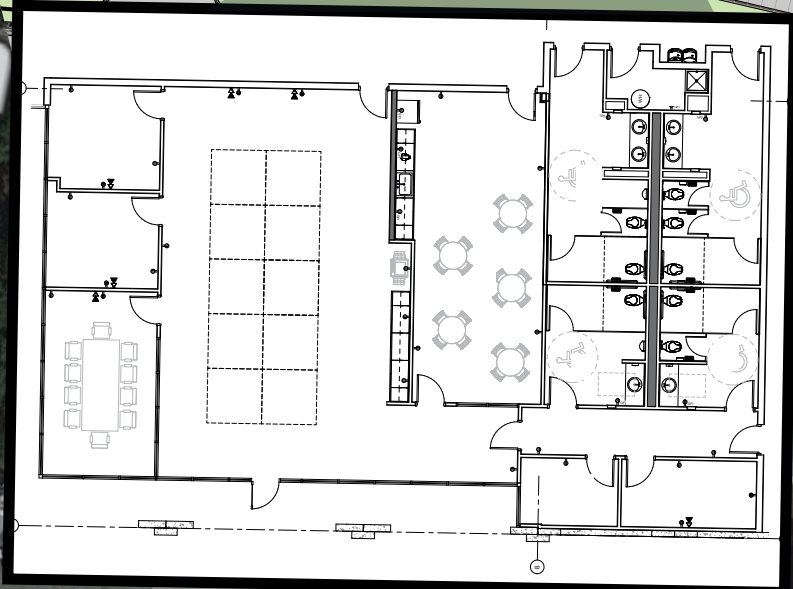


THE  
ORDEN  
COMPANY

CBRE

# BUILDING A

201,624 SF



**CONFIGURATION**

Cross-Dock

**AVAILABLE SF**

201,624 SF

**OFFICE SPACE**

3,701 SF

**CLEAR HEIGHT**

36' Minimum

**AUTO PARKS**

130

**TRAILER PARKS**

54

**LOADING DOORS**48 Dock doors  
(9' X 10'), 1 Drive-in  
door (12' X 14')**DOCK EQUIPMENT**16 Dock Levelers - 8  
on each side**BUILDING DIMENSIONS**

480' D X 420' W

**BAY SPACING**54'W x 45'D  
(60' Speed Bays)**CONCRETE FLOOR SLAB**7" Thick, 4,000 PSI On  
10 Mil Vapor Barrier**FIRE PROTECTION**

ESFR

**TRUCK COURT**

All Concrete (185')

**ROOF SYSTEM**

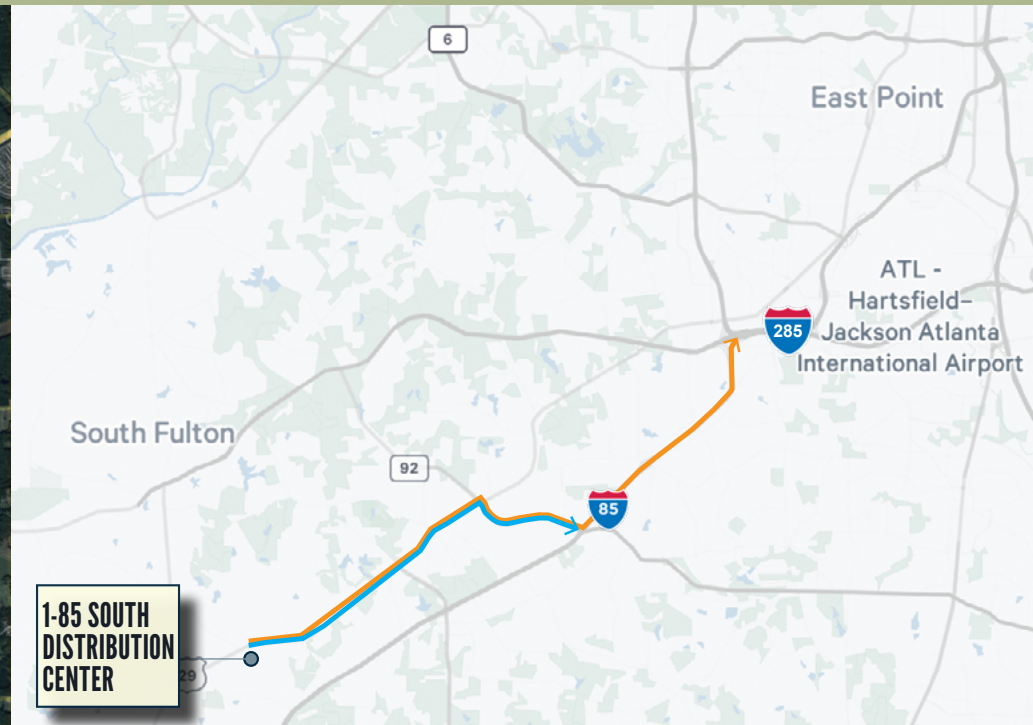
TPO - 60 Mil

**WAREHOUSE VENTILATION**Exhaust Fans And  
Louvers For 3 Air  
Changes / Hour**INTERIOR WALL CONSTRUCTION**Painted Concrete  
Tilt-Wall**ELECTRICAL SERVICE**1,200 AMP at 277  
volt or 600 AMP  
at 480 volt with  
switchgear for up to  
4000 AMP & two (2)  
200 AMP panels**EXTERIOR LIGHTING**400 Watt Metal Halide  
Wall Packs With LED  
Light Poles**SECURITY**Fencing 6' chain link  
fence and gated  
entrance including  
truck court**WAREHOUSE LIGHTING**

25 FC LED

**FORKLIFT CHARGING STATIONS**

5



**2.3 MILES**

CSX Fairburn Intermodal

**3.8 MILES**

Interstate I-85

**11.9 MILES**

Interstate I-285

**14.6 MILES**

Hartsfield-Jackson  
Atlanta International Airport

**21.8 MILES**

Norfolk Southern  
Austell Intermodal

**FOR MORE INFORMATION,  
PLEASE CONTACT**

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