

ACWORTH 75 COMMERCE CENTER

FOR SALE OR LEASE

5889 Old Alabama Road, Acworth, GA 30102

171,326 - 200,386 SF



TWO-BUILDING INDUSTRIAL PARK

Premier Access to I-75

Developed by:



STRATEGIC
REAL ESTATE PARTNERS, LLC

Leased by:



Brannen Goddard
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof. All information should be independently verified.

ACWORTH 75 COMMERCE CENTER



PROJECT HIGHLIGHTS

CHEROKEE
COUNTY

LIGHT INDUSTRIAL
ZONING

REAR-LOAD
CONFIGURATION

32'
CLEAR HEIGHT

ESFR
SPRINKLER SYSTEM

Q2 2026
START DATE

±171,326 SF
BUILDING A

±200,386 SF
BUILDING B

John Young
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www.strategicrepartners.com

Matt Bentley
404.812.4079

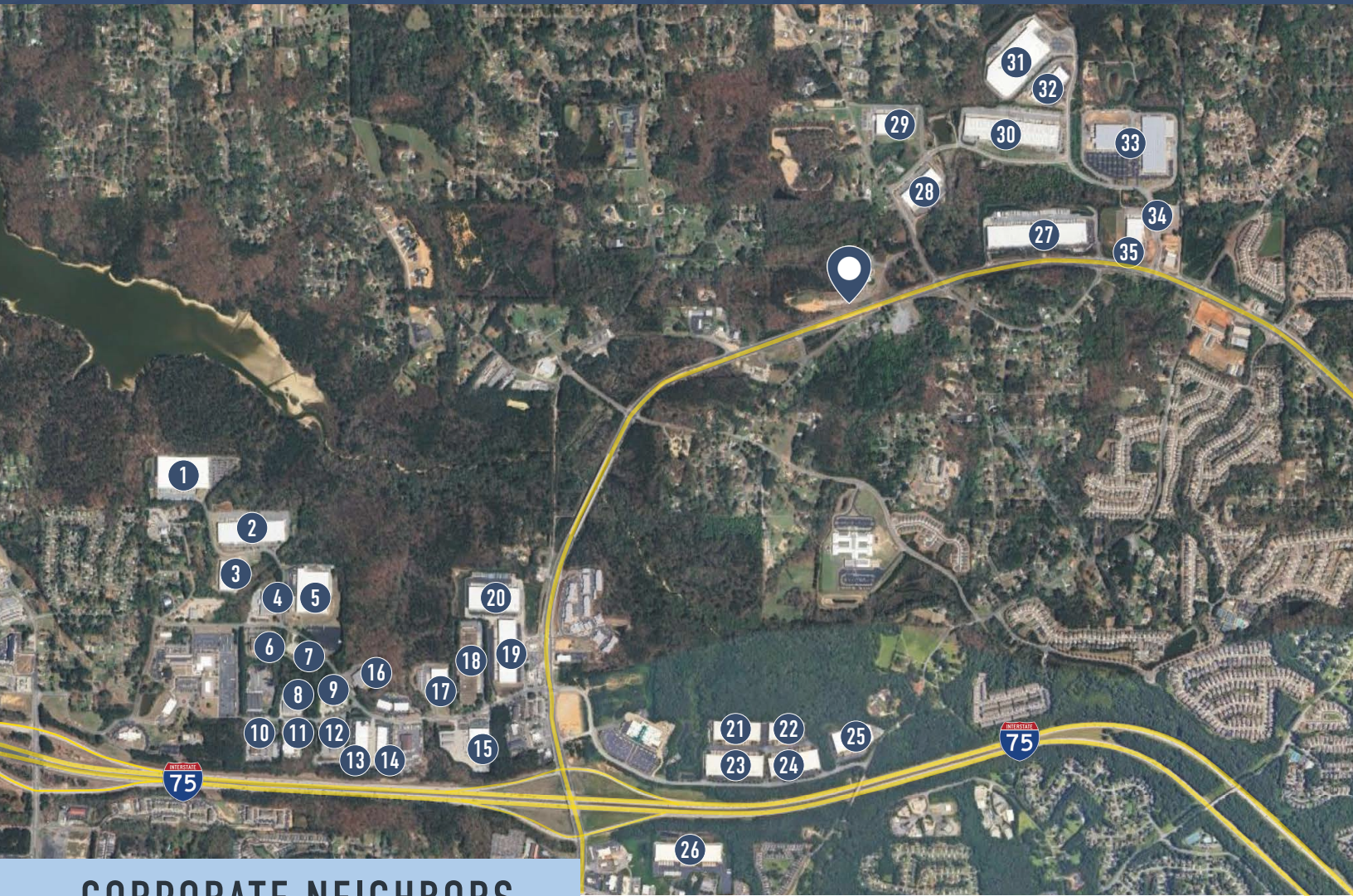
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STRATEGIC
REAL ESTATE PARTNERS, LLC

NAI Brannen Goddard
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

ACWORTH 75 COMMERCE CENTER



CORPORATE NEIGHBORS

- | | | | |
|--|------------------------------|-----------------------------|--|
| 1 Chief Container | 10 Waste Connections of GA | 19 ExactDistribution | 28 Woodstock Mattress & Furniture Outlet |
| 2 Chief Specialty Packaging | 11 Tokyo Trading Corp. | 20 Papa John's | 29 Woodstock Mattress & Furniture Outlet |
| 3 Chief Container | 12 TruGreen Lawn Care | 21 Atlanta Bonded Warehouse | 30 thyssenkrupp |
| 4 Master Builders Construction Chemicals | 13 Diamond Metal Fabricators | 22 CURT Manufacturing | 31 Jaipur Rugs |
| 5 BoxyCharm | 14 Certified Tool Solutions | 23 Atlanta Bonded Warehouse | 32 Pillow Perfect |
| 6 Softrol Systems | 15 Builders FirstSource | 24 ProLogic ITS | 33 Inalfa Roof Systems |
| 7 Reliable Paper | 16 Borders Folding Carton | 25 PAC-CLAD Petersen | 34 MSK Covertch |
| 8 Magnum Products | 17 Coregistics | 26 Atlantic Packaging | 35 Atlanta Network Technologies |
| 9 Nycom, Inc. | 18 Coregistics | 27 Atlanta Bonded Warehouse | |

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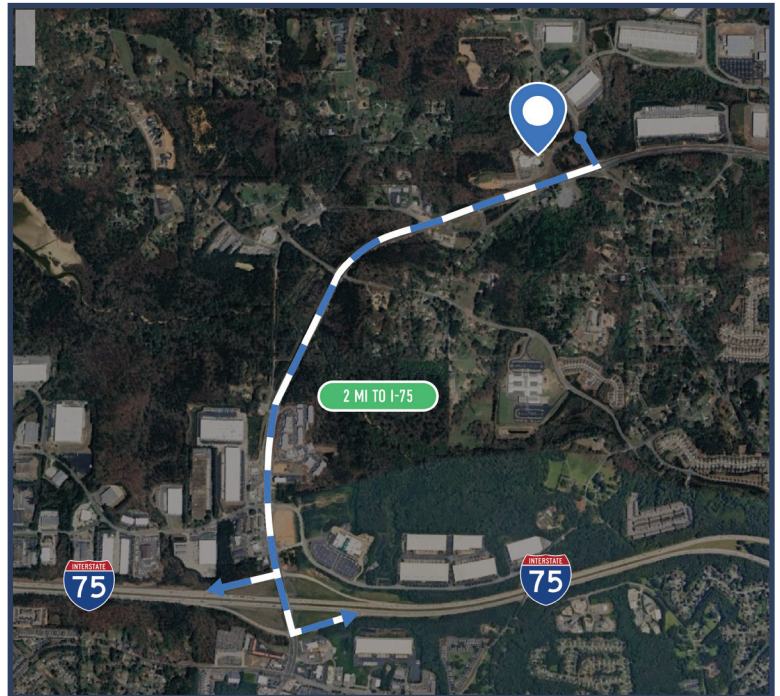
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ACWORTH 75 COMMERCE CENTER



BUILDING A

Size	171,326 SF
Office	2,500 SF spec office
Clear Height	32'
Building Depth	210'
Truck Court Depth	135' to 185'
Dock Doors	39
Drive-in-Doors	2 (oversized)
Bay Size	50' x 54'
Speed Bay Size	60' x 54'
Power	BTS
Fire Protection	ESFR
Roof	45 Mil TPO
Slab	6" unreinforced
Auto Parking	168
Trailer Parking	21



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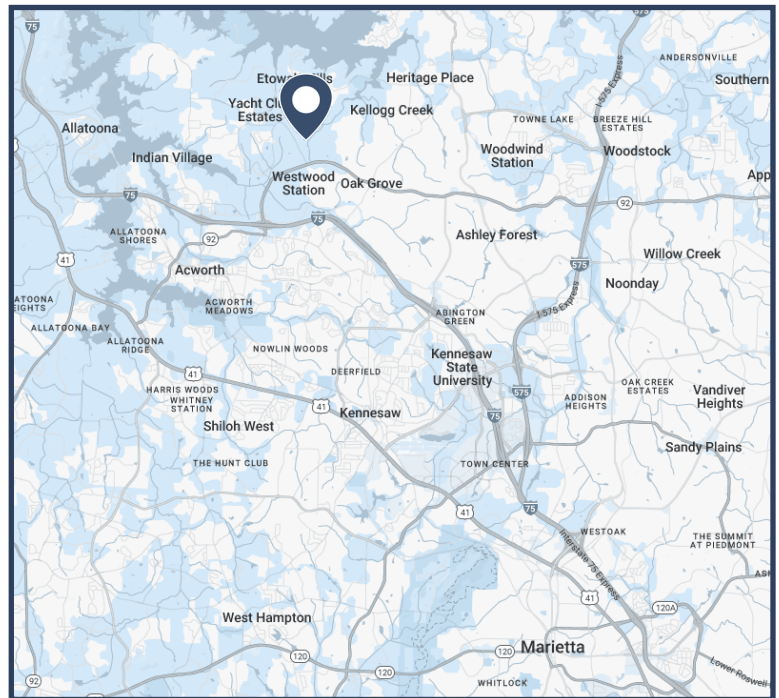
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BUILDING B

Size	200,386 SF
Office	2,500 SF spec office
Clear Height	32'
Building Depth	260'
Truck Court Depth	135' to 185'
Dock Doors	41
Drive-in-Doors	2 (oversized)
Bay Size	50' x 54'
Speed Bay Size	60' x 54'
Power	BTS
Fire Protection	ESFR
Roof	45 Mil TPO
Slab	6" unreinforced
Auto Parking	124
Trailer Parking	33



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