

13.79 Total Acres at I-285 For Lease

1257 & 1307 Henrico Road, Conley, GA 30288



JORDAN CAMP
404.969.9487
jordan.camp@oakleyrep.com

CHASE BURKS
404.431.1991
chase.burks@oakleyrep.com

oakley
REAL ESTATE PARTNERS

13.79 Total Acres at I-285 For Lease

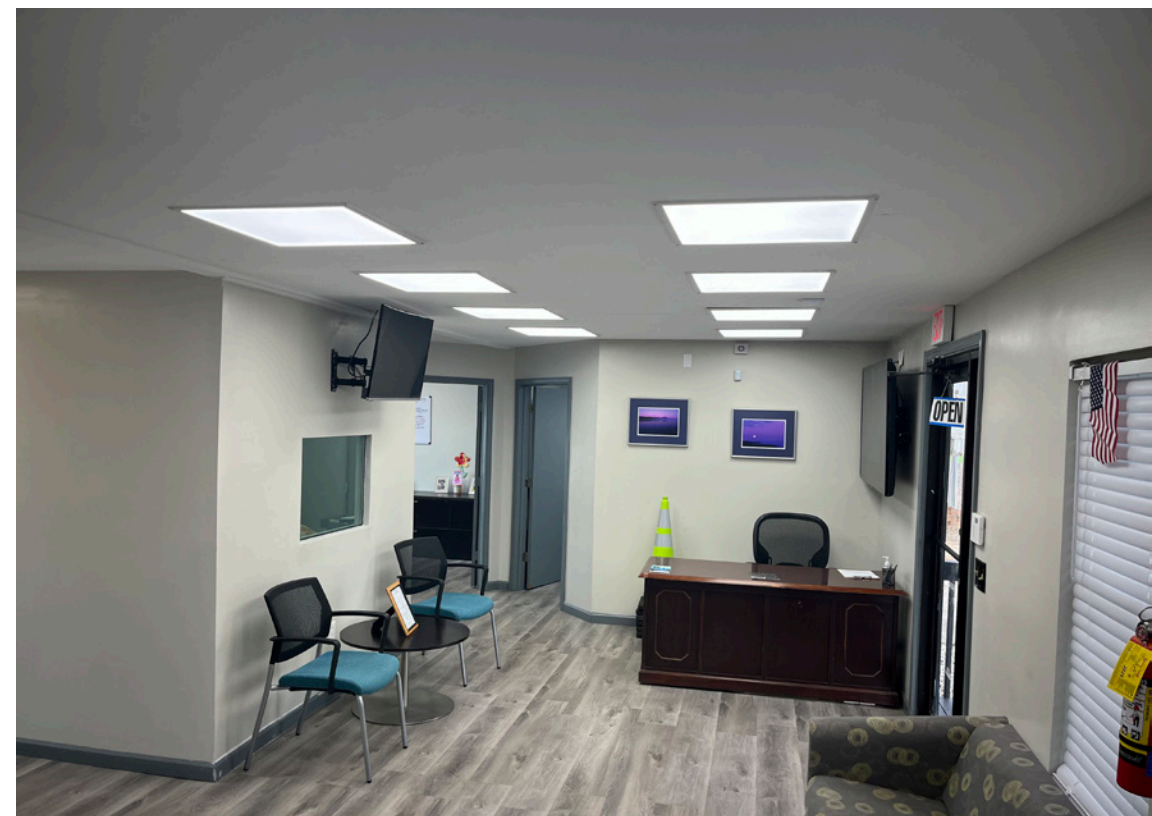
1257 & 1307 Henrico Road, Conley, GA 30288



TOTAL ACREAGE	13.79
USABLE ACREAGE	±10.5
SHOP SF	5,000
OFFICE SF	1,100
LOADING	(4) Pull Through Bays (12' x 14')
ACCESS	Secured, Fenced, Gated

JORDAN CAMP
404.969.9487
jordan.camp@oakleyrep.com

CHASE BURKS
404.431.1991
chase.burks@oakleyrep.com





1 HENRICO ROAD ACCESS

SECURED, FENCED, GATED

2

1,100 SF OFFICE

3

5,000 SF SHOP

285

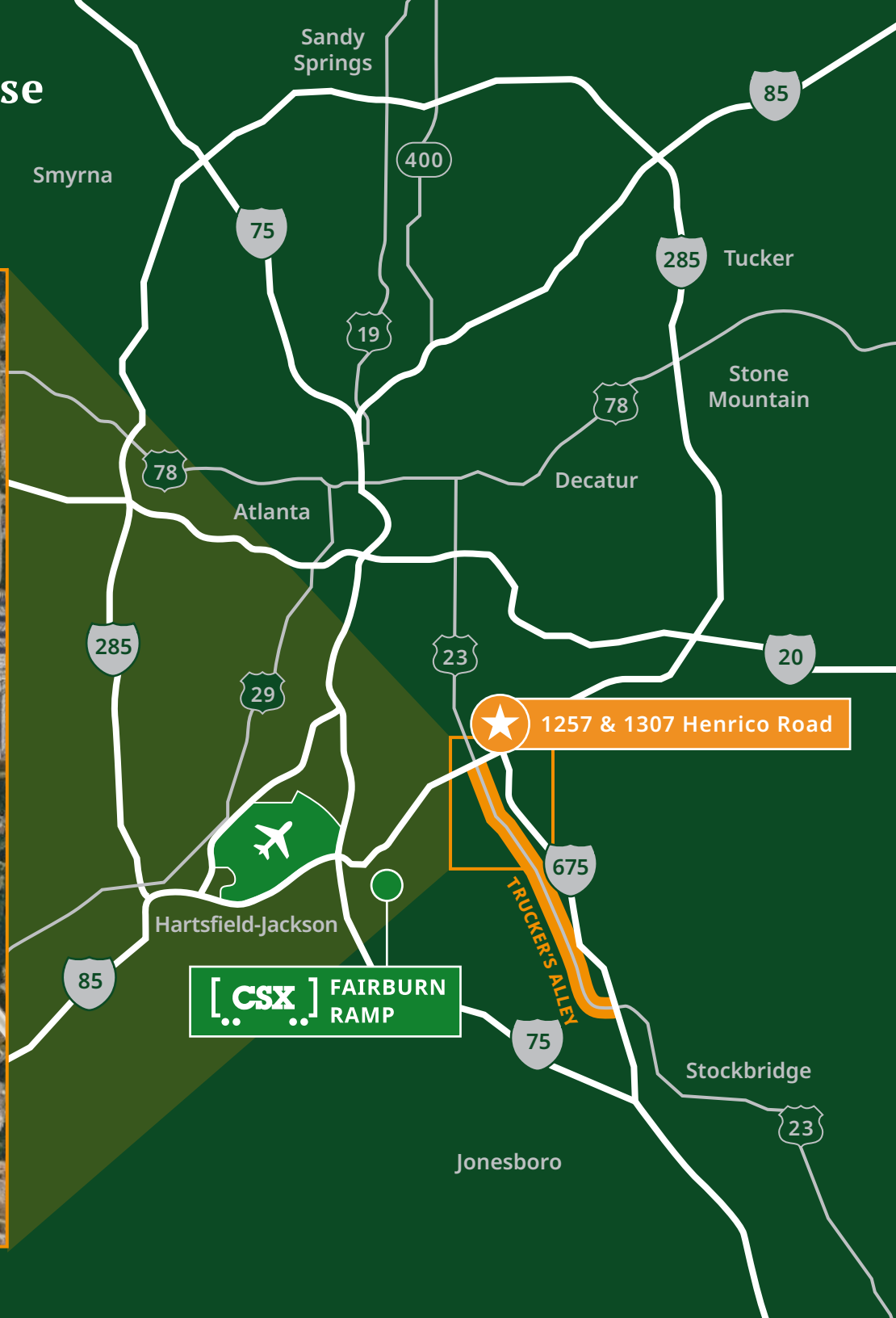
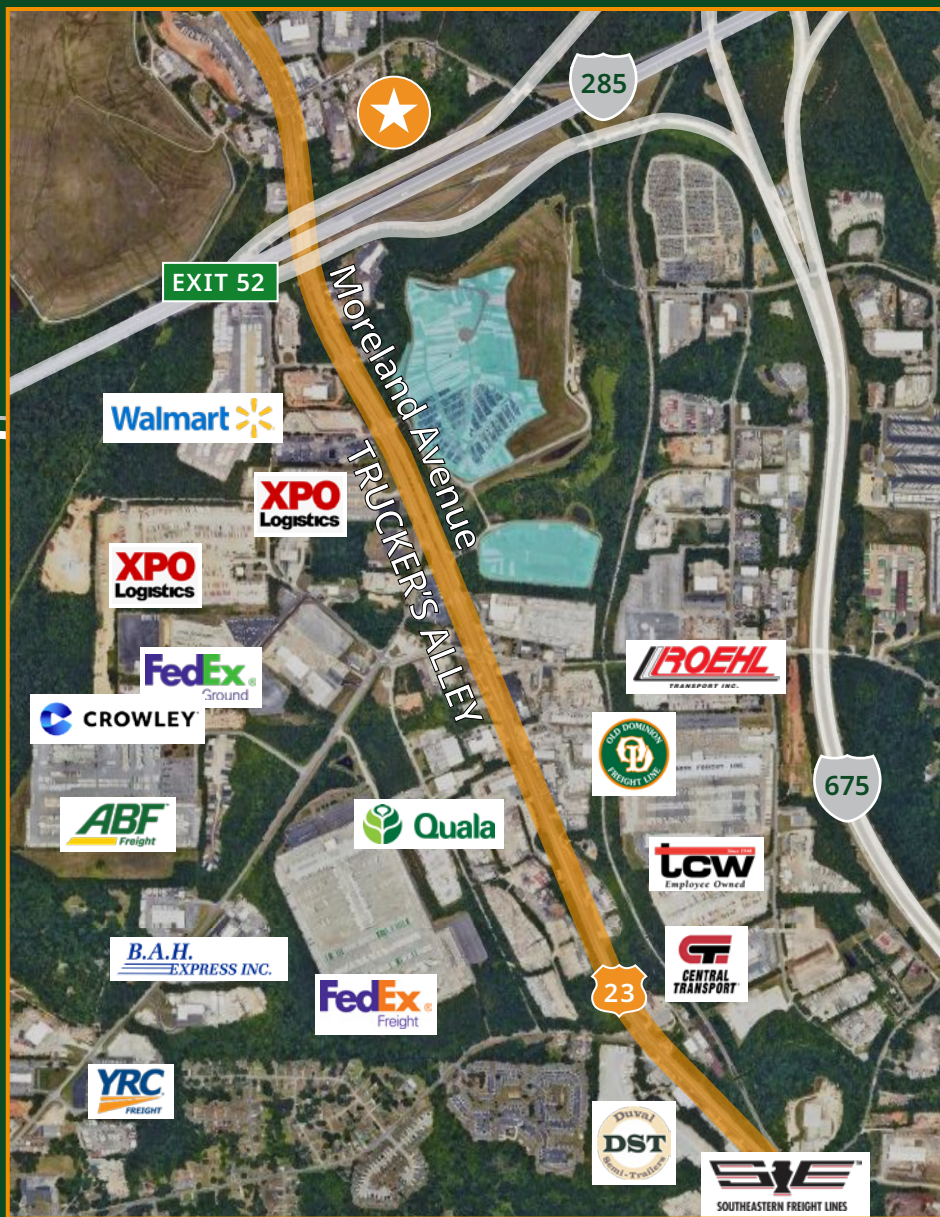
JORDAN CAMP
404.969.9487
jordan.camp@oakleyrep.com

CHASE BURKS
404.431.1991
chase.burks@oakleyrep.com

oakley
REAL ESTATE PARTNERS

13.79 Total Acres at I-285 For Lease

1257 & 1307 Henrico Road, Conley, GA 30288



Southeast Drive Times

1257 & 1307 Henrico Road, Conley, GA 30288

Georgia has a solid foundation of air, land, and sea transportation to keep you competitive in the global marketplace.

Atlanta's TRUCKER'S ALLEY is a section of Moreland Avenue that is congested with name brand warehouses – a location that provides convenient options and unbeatable access.

SOUTHEAST LOCAL ACCESS

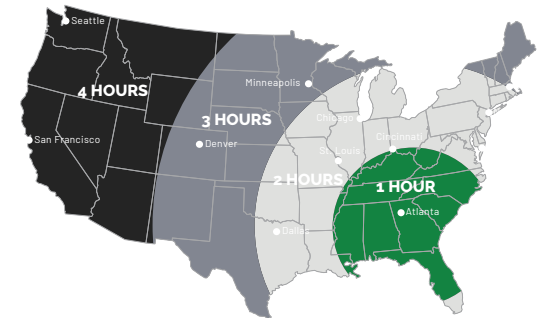
LOCATION	DISTANCE
I-285 (via Exit 52)	0.5 Miles
TRUCKER'S ALLEY (south of I-285)	0.6 Miles
CSX Forest Park Ramp	5.2 Miles
I-75 (via Exit 58)	6.0 Miles
Hartsfield-Jackson International	6.7 Miles
I-20 (via Exit 46B)	8.0 Miles
I-85 (via Exit 61)	10.5 Miles

SOUTHEAST REGIONAL ACCESS

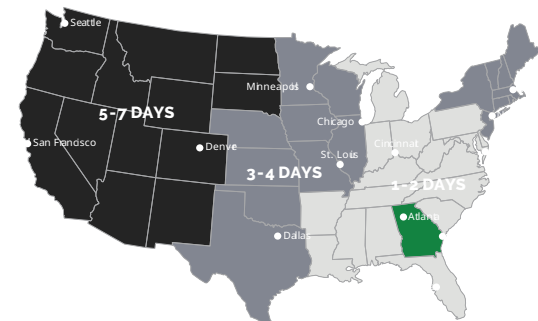
LOCATION	DISTANCE
Greenville, SC	151 Miles
Birmingham, AL	155 Miles
Savannah, GA	240 Miles
Charlotte, NC	252 Miles
Charleston, SC	295 Miles



TRUCK TRANSIT TIMES
FROM GEORGIA



AIR TRANSIT TIMES
FROM GEORGIA



RAIL TRANSIT TIMES
FROM GEORGIA



13.79 Total Acres at I-285 For Lease

1257 & 1307 Henrico Road, Conley, GA 30288

JORDAN CAMP

404.969.9487

jordan.camp@oakleyrep.com

CHASE BURKS

404.431.1991

chase.burks@oakleyrep.com

 **oakley**
REAL ESTATE PARTNERS