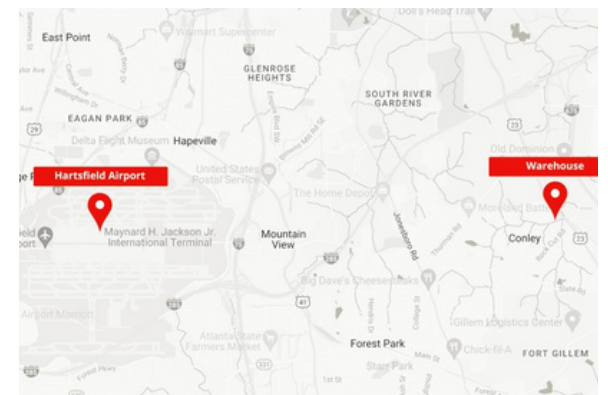


WAREHOUSE FOR LEASE |

3975 Moreland Avenue

Conley, GA 30288



PROPERTY OVERVIEW

Located in Clayton County, the Heavy Industrial (HI) zoned site consists of 9,375 SF with 500 SF office space, 16 foot ceilings, supplied by 3-phase power on 1.17 acres (230 foot frontage) that are fully fenced and gated within 3 minutes to Highway 285 and 5 miles from Hartsfield International Airport. At front of building is 1 large dock (4 spaces) with 1 rollup door (12x12), lobby/reception area, office/break room, and 3 bathrooms. With quick access to all major highways, freshly resealed roof, and 1 new AC unit this site allows for a wide variety of industrial users.

HIGHLIGHTS

- \$10.00/SF NNN
- 1.17 acres +/- (Zoned HI)
- 9,375 SF (500 SF office)
- 17,000 VPD
- 1 Drive Up Dock (4-space)
- 16' foot ceiling height
- 1 Roll Up Door (12x12)
- 5 miles from Hartsfield Airport

For More Information



Andrei Leon

678 439 9346

andrei@alsandco.com