

FOR LEASE | 16,193 - 36,072 SF



3471 ATLANTA INDUSTRIAL PKWY | ATLANTA, GA 30331

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FOR MORE
INFORMATION:

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OWNED AND MANAGED BY

Faropoint



**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

Property Summary

PROPERTY SIZE

- 36,072 SF total
- Option A: 36,072 SF | 5,323 SF Office
- Option B: 18,613 SF | 3,054 SF Office
- Option C: 16,193 SF | 2,102 SF Office

POWER

- Suite 100: 800-amp, 600V, 3-pole
- Suite 200: 400-amp, 600V, 3-pole

COLUMN SPACING

40' x 40'

CLEAR HEIGHT

20'-22'

CONFIGURATION

Rear Load

YEAR BUILT

1987

DOCK HIGH DOORS

- 1 dock high door (12'W x 14'H)
- 3 dock high doors (8'W x 10'H)(1 pit leveler, 1 EOD)
- 2 dock high doors(10'W x 12'H)

DRIVE IN DOORS

- 1 grade level door (12'W x 14'H)

ZONING

I-2 (Heavy Industrial)

PARKING

34 striped auto spaces

SPRINKLER

Yes

COMMENTS

Secure Truck Court



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CLICK HERE FOR ADDITIONAL PHOTOS

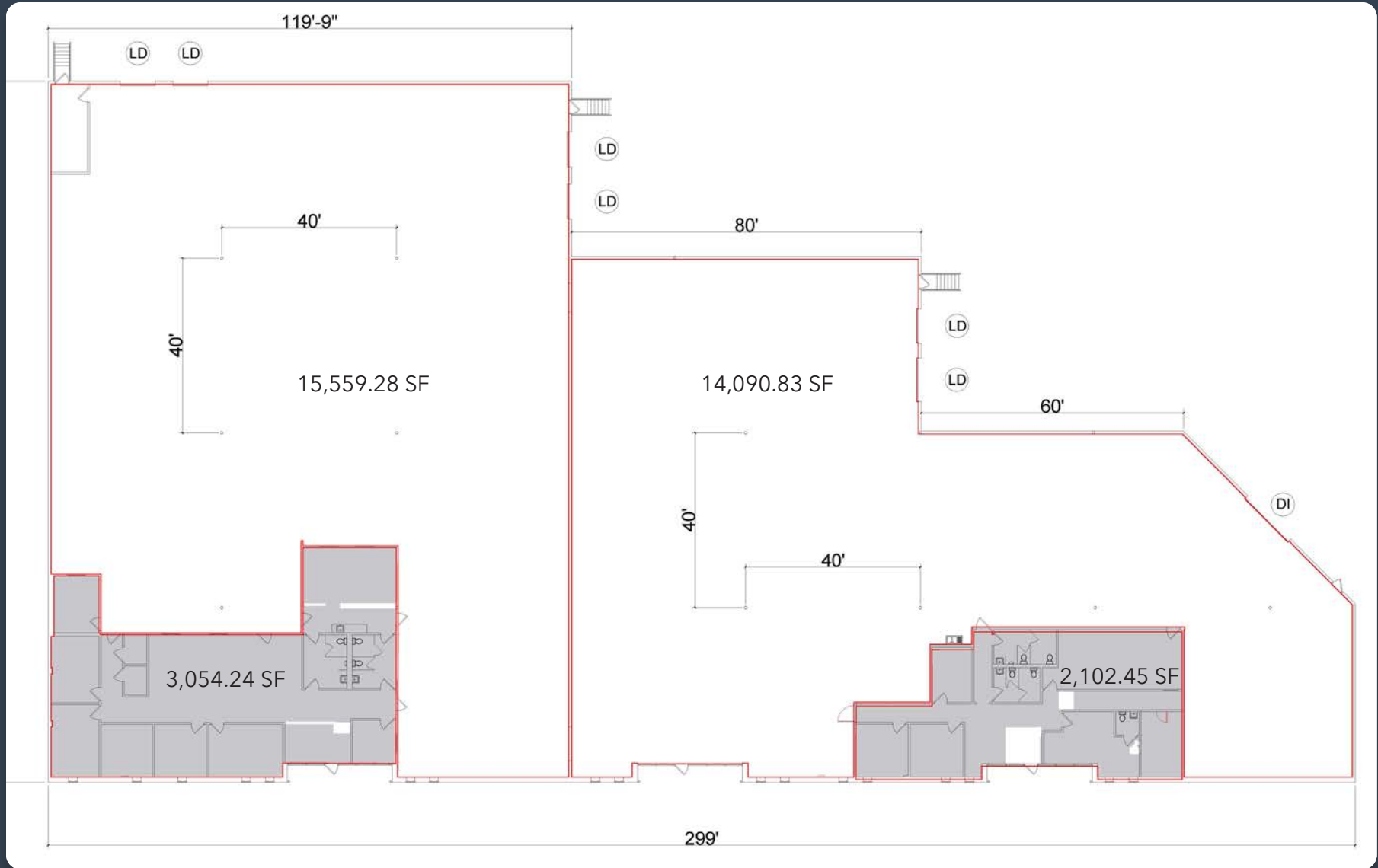


Floor Plan

● Location Highlights

● Floor Plan

● Property Summary








FOR MORE
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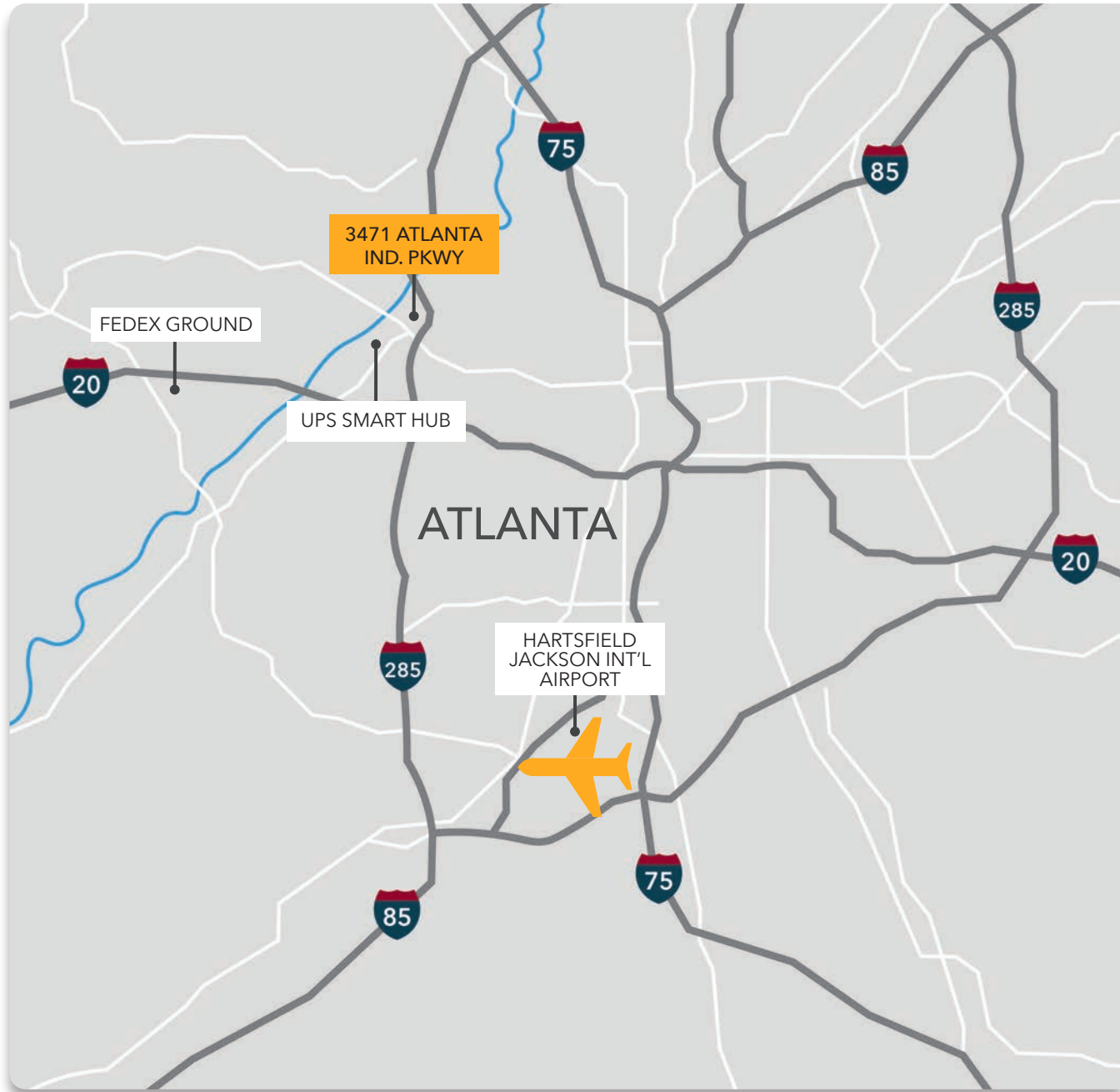
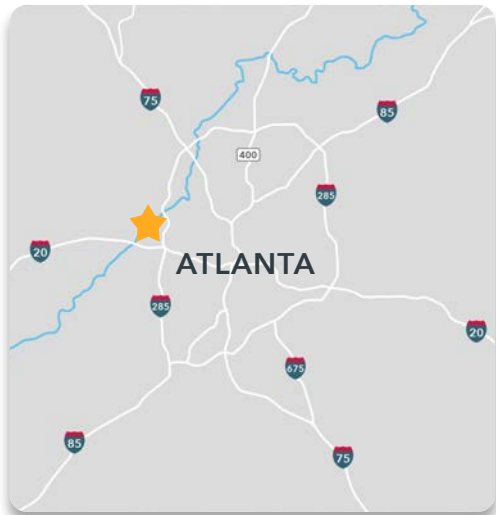
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Location Highlights

KEY DISTANCES

-  0.4 miles
-  0.7 miles
-  2.5 miles (via I-285)
-  9 miles (via I-20)
-  17.9 miles



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