

FOR LEASE

129 WES WALKER MEMORIAL DRIVE, BALL GROUND, GA 30107

CURRENTLY UNDER CONSTRUCTION

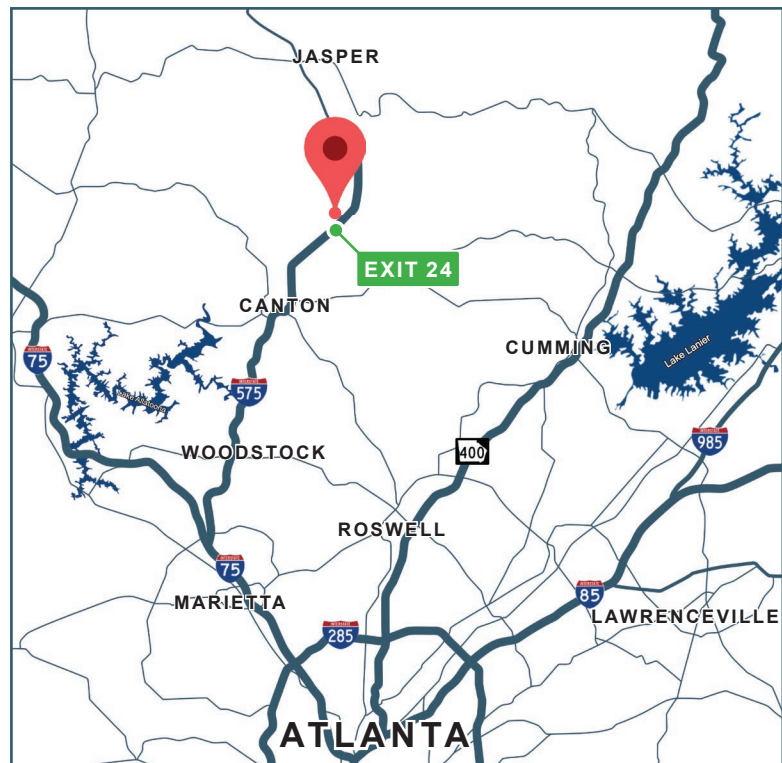


FRONT ELEVATION



PROPERTY INFORMATION

BUILDING SIZE	30,417 SF
DIVISIBLE	14,217 - 16,200 SF
OFFICE	BTS
DOORS	• Two (2) 12' x 14' Drive-In Doors • Three (3) Dock-High Doors
CONFIGURATION	Front Load
CLEAR HEIGHT	±25' Average
SPRINKLERS	Wet
LOCATION	• ±0.5 mi to I-575 (Exit 24)



All information contained herein is believed to be accurate but is not warranted. This offer is subject to errors, omissions, prior sale or withdrawal.



Hughes Commercial Real Estate, Inc.
8215 Roswell Road, Building 700
Atlanta, GA 30350
770-559-1099 | hughes-cre.com

Cade McDonald
404-307-5166
cade@hughes-cre.com

James Hicks
404-304-2386
james@hughes-cre.com

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25' B.S.L.

20' FIRE ACCESS ROAD
TRUEGRID ALL-WEATHER PERMEABLE
PAVING SYSTEM (SEE DETAIL)

R-45'
R-25'

10'

230'

WAREHOUSE
30,417 S.F.
FFE = 1119.5
HEIGHT = 30'-8"

10'

110'

80'

50'

100'

50'

R-45'
R-25'

75' IMPERVIOUS BUFFER

50' UNDISTURBED COUNTY BUFFER

R-45'
R-25'

R-28'
50' B.S.L.

CONCRETE DRIVE

R-25'

R-10'

R-5'

24'

19'

9' (TYP.)

R-5'

36'

19'

48'

R-25'

R-10'

ER



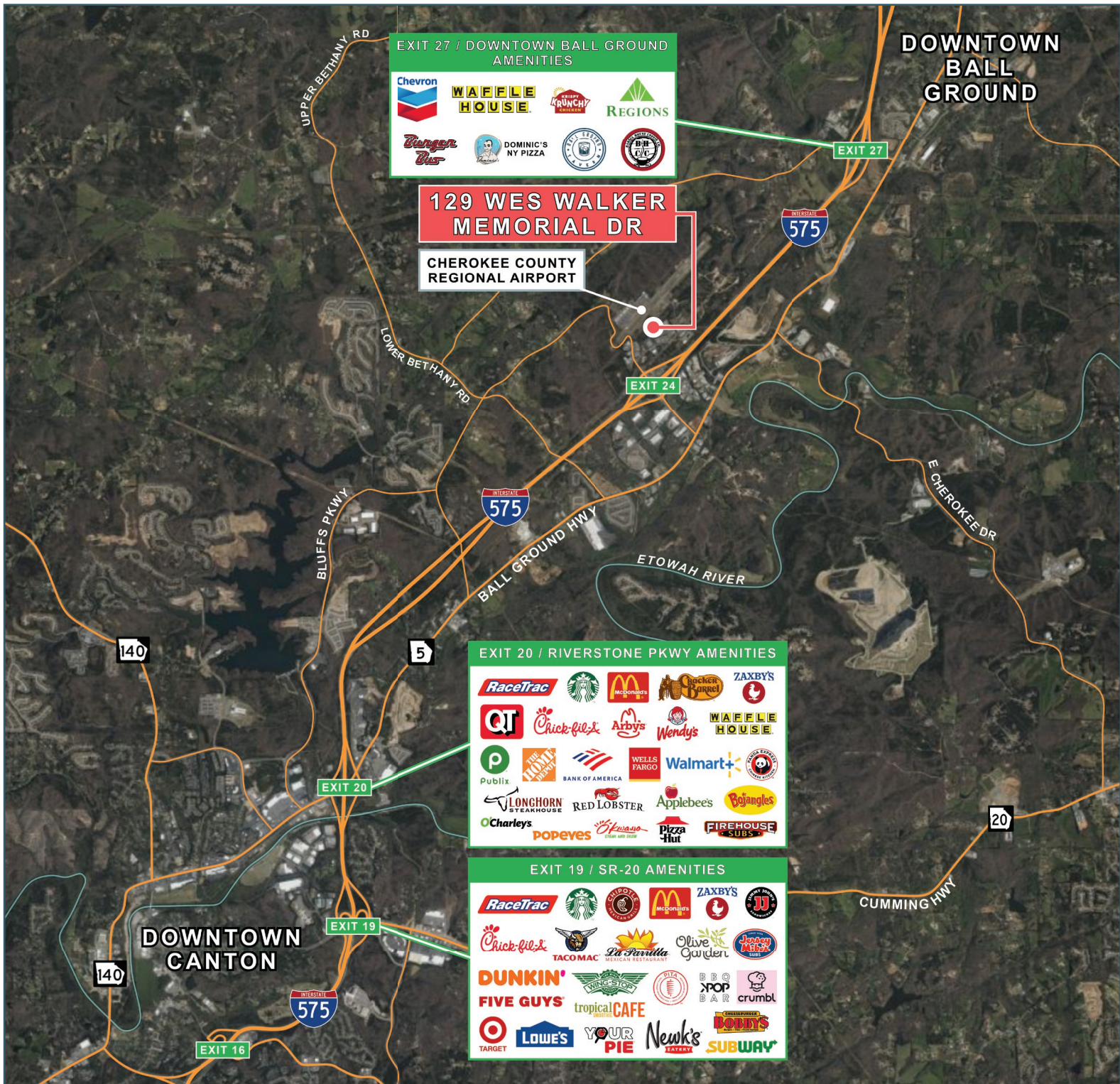
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COMMERCIAL REAL ESTATE

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AMENITIES MAP



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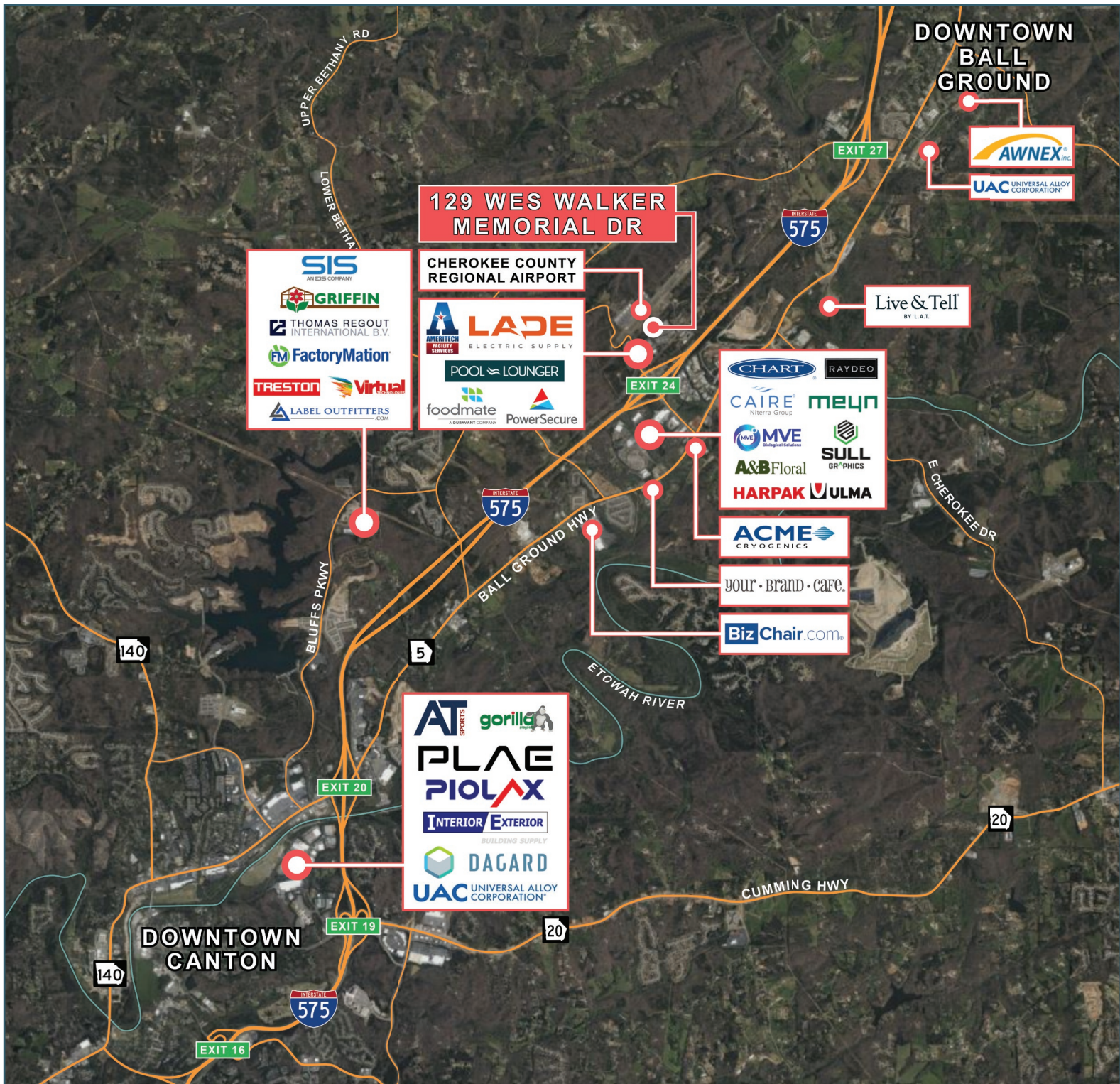
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CORPORATE NEIGHBORS



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