

Colliers



For Sale

Contact us:

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## 1940 Atlanta Highway Cumming, GA 30040

### Features:

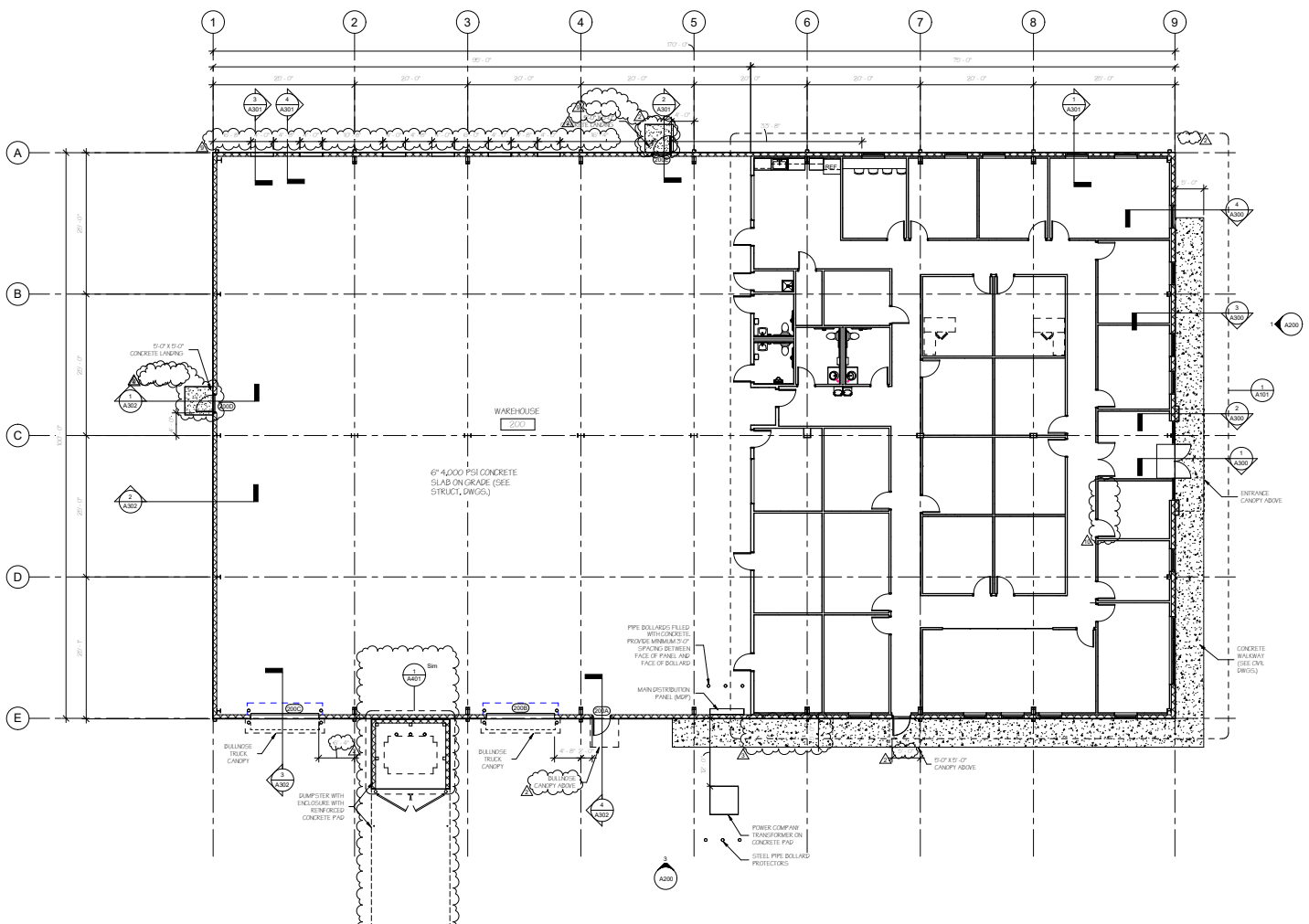
- +/- 17,000 RSF (9,500 RSF warehouse / 7,500 RSF office)
- 1.75 Acres
- Contact for asking price
- New construction delivered Q2 2026
- Zoning: M-1
- Clear Height - 16-18'
- Drive-in doors: 2
- Parking ratio: 1.53/1,000 SF (26 striped spaces)
- Great access to GA-400
- Minutes from The Collection at Forsyth

Accelerating success.

# Office - 7,500 RSF

## Total Furniture Count:

- 9,500 RSF warehouse / 7,500 RSF office
- ~22 offices
- ~2 conference rooms
- Break area
- 4 restrooms



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# 1940 Atlanta Hwy - 17,000 RSF

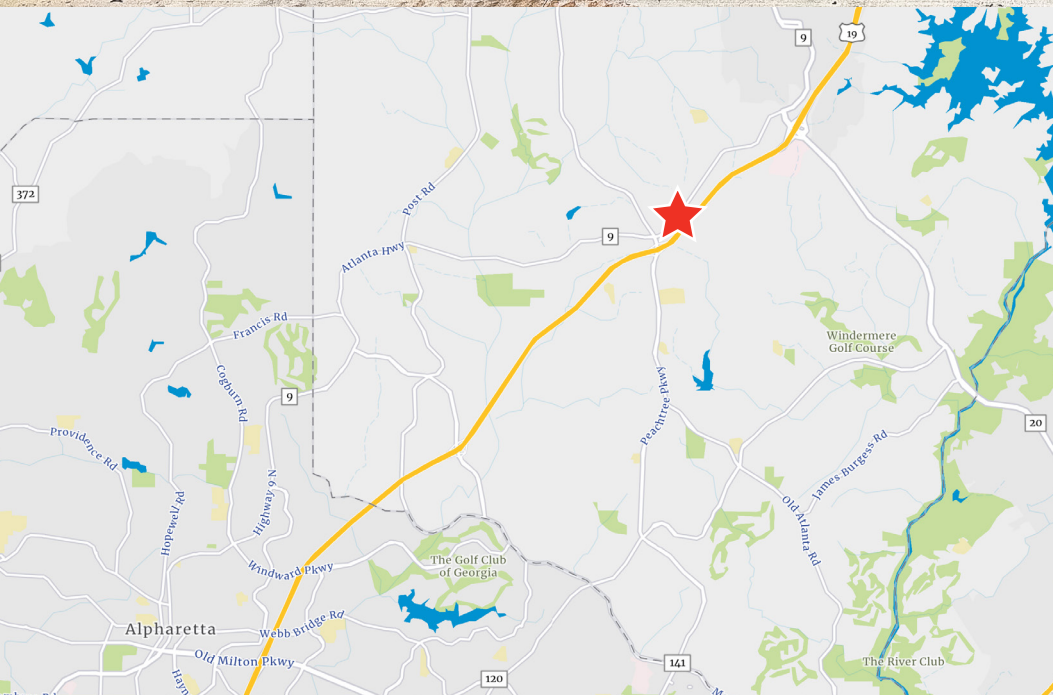


# Amenities Map





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