

# COMMERCE EXCHANGE

2000 Ridgeway Church Road  
Jackson County  
Commerce, GA

## FOR SALE OR FOR LEASE

136 acres (divisible) zoned industrial with access roads, utilities, DRI, and wetlands permit in place.



## FOR SALE OR FOR LEASE

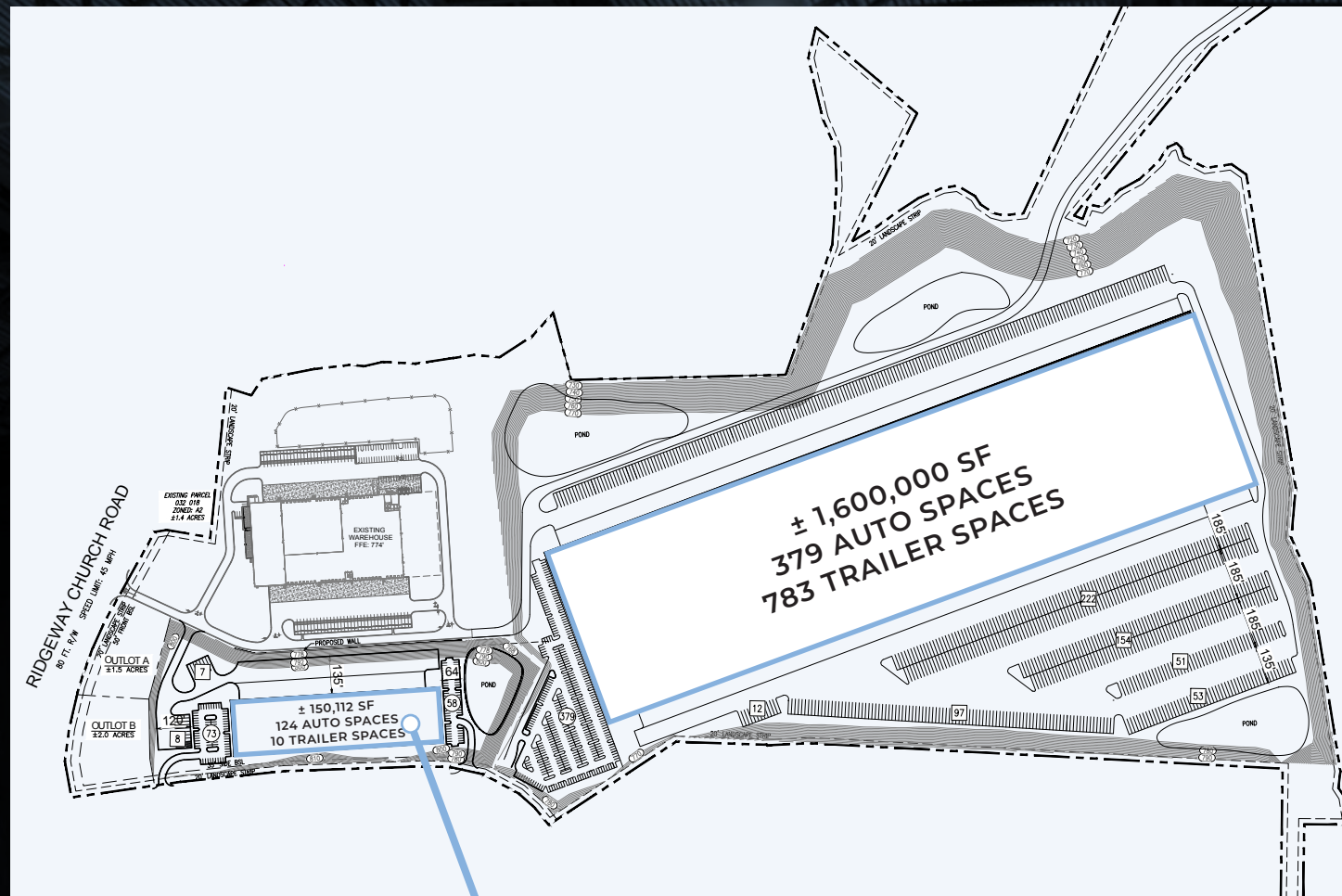
Commerce Exchange offers a wide range of Class A distribution space, with I-85 visibility, access to two interstate exits and immediate proximity to SK Battery's North America plant.



# SITE PLAN #1

## 150,000 & 1,600,000 SF Available

Site Plan 1



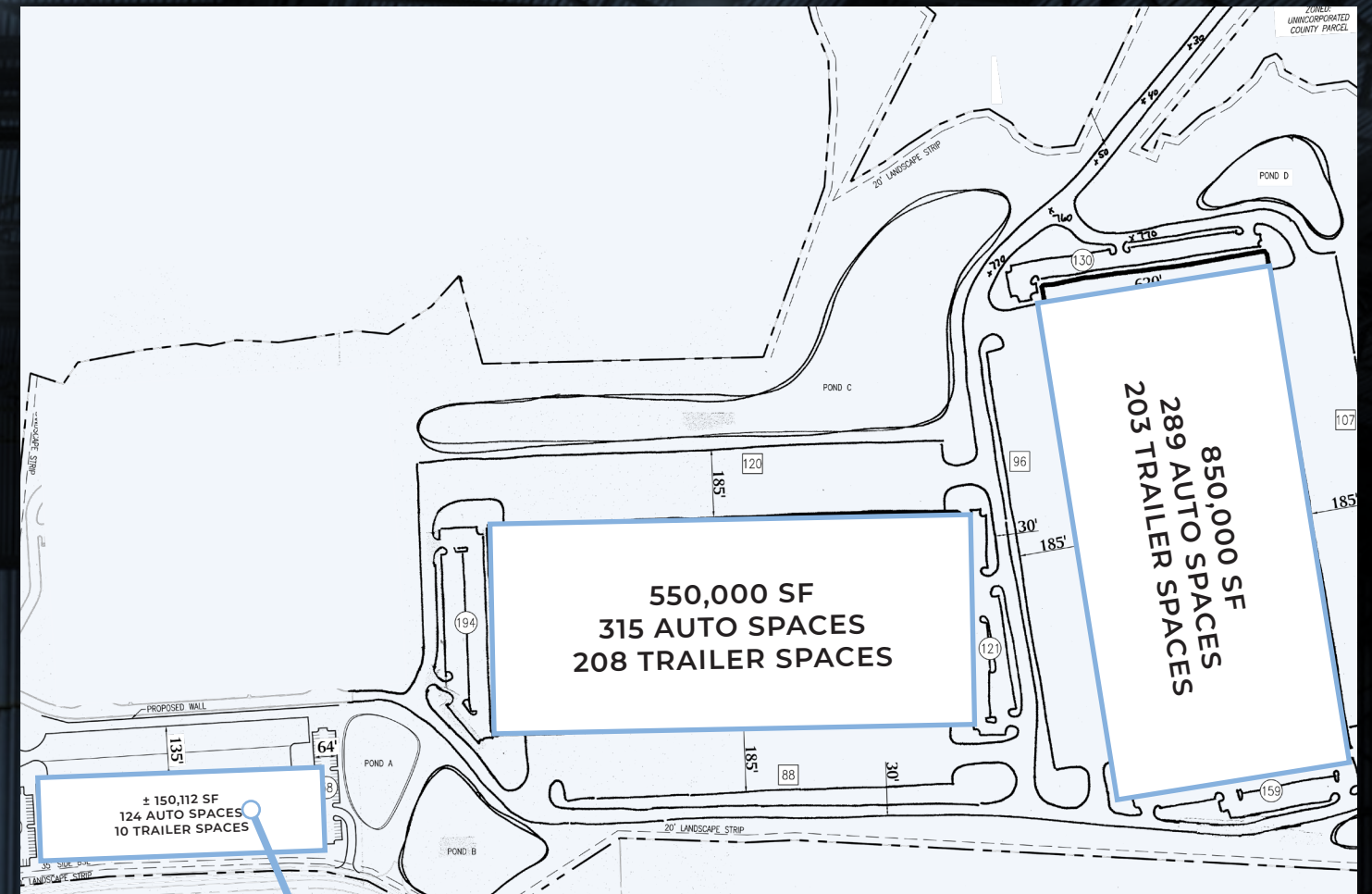
150,112 SF  
 Delivered Q3 2023

Clear height: 32'  
 Office: 2,131 SF  
 Column spacing: 53' x 47'  
 124 auto parking spaces  
 10 trailer parking spaces  
 34 docks / 2 drive-ins

# SITE PLAN #2

## 150,000 | 550,000 | 850,000 SF Available

Site Plan 2



150,112 SF  
 Delivered Q3 2023

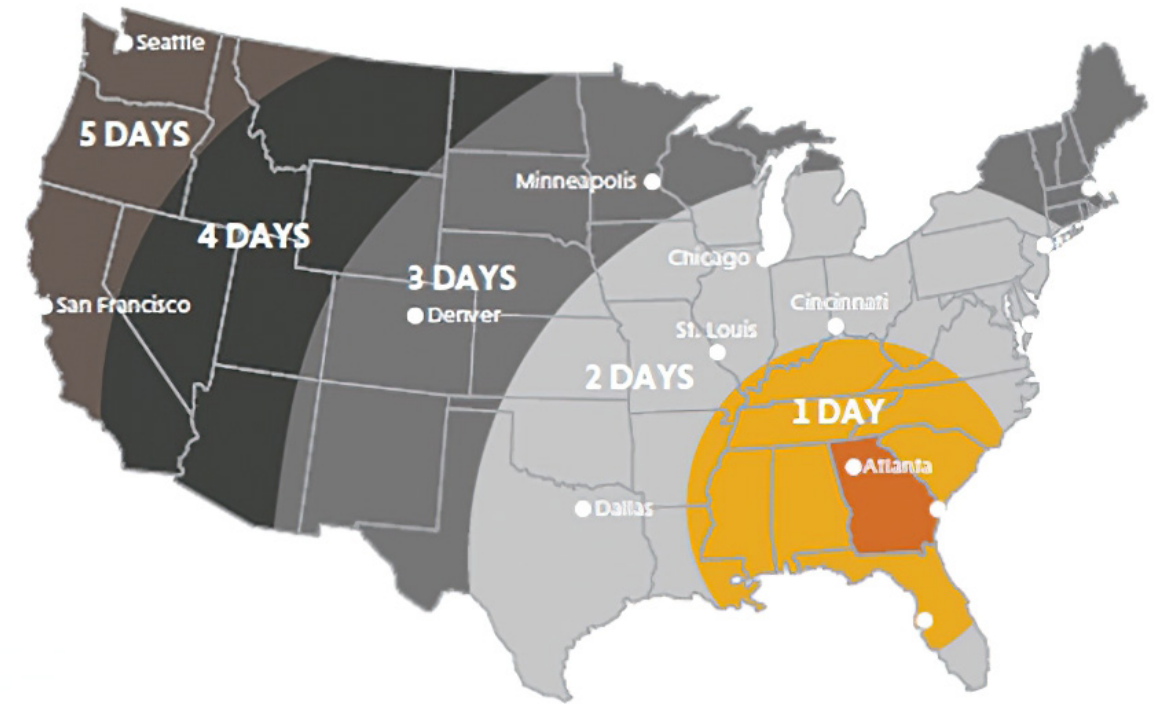
Clear height: 32'  
 Office: 2,131 SF  
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# Area Overview & Location

Located in Jackson County, with I-85 visibility and easy access to Exit 147 and Exit 149  
Direct access to SK Innovations without driving on I-85



## TRUCK TRANSIT TIMES FROM GEORGIA



### Access

0.9  
miles to  
I-85

55  
miles to  
I-285

77  
miles to  
Atlanta Airport

### Demographics

36,930  
people within  
10 miles for 2020

\$64,256  
people within  
10 miles for 2020

81%  
of homes are owned by  
residents

776K  
regional workforce

1.8M  
population within a 45  
minute drive

80%  
of U.S. market with a two day  
drive

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## Contact Us

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