

# 20 EAST

## Logistics Center

2932 DOGWOOD DRIVE SE | CONYERS, GEORGIA 30014



**373,266 SF AVAILABLE**  
(DIVISIBLE)

CLASS A CROSS DOCK  
ON SITE TRAILER PARKING  
EXCELLENT INTERSTATE ACCESS

# 20 East Logistics Center

**373,266 SF AVAILABLE**

(DIVISIBLE)

<b>BUILDING SIZE</b>	373,266 SF (divisible)	<b>LIGHTING</b>	LED fixtures
<b>OFFICE</b>	3,010 SF	<b>FLOOR</b>	45mil TPO membrane. R-25 insulation value over the full warehouse
<b>CLEAR HEIGHT</b>	36' at first column in from loading doors	<b>SPRINKLER</b>	ESFR
<b>BUILDING DIMENSIONS</b>	530' x 702'	<b>HEATING</b>	Make-up air units for freeze protection
<b>COLUMN SPACING</b>	54' W x 51'-3" D (60' speed bays) Dowel baskets in speed bay	<b>TRAILER SPACES</b>	95 trailer spaces (expandable)
<b>TRUCK COURT</b>	190' deep	<b>AUTO SPACES</b>	226 auto spaces (expandable) Conduit for 8-16 EV Charging Stations
<b>FLOOR</b>	7" - 4000 PSI Concrete Building includes a 10mil vapor barrier under entire slab	<b>ADDITIONAL STORAGE</b>	Expansion lot available for an additional 115 car spaces or 51 trailer spaces
<b>DOCK DOORS</b>	75 (9' x 10') dock doors 4 (12' x 14') ramped doors	<b>POWER</b>	2,000 amp, 3 phase

DETENTION POND

FUTURE CAR PARKING  
35 SPACES

108 CAR PARKING

530'

190'-0" TRUCK COURT

190'-0" TRUCK COURT

DETENTION POND

FUTURE ROAD

42 TRUCK SPACES

35 - 9'-0" x 10'-0" OVERHEAD DOORS  
2 - 12'-0" x 14'-0" RAMP DOORS

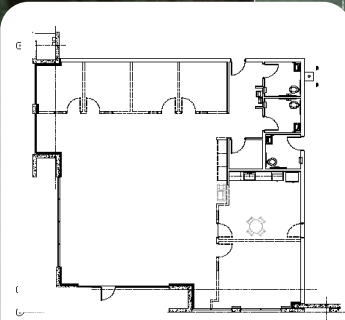
20 EAST LOGISTICS  
373,266 SF

702'

40 - 9'-0" x 10'-0" OVERHEAD DOORS  
2 - 12'-0" x 14'-0" RAMP DOORS

53 TRUCK SPACES

FUTURE TRAILER STORAGE  
51 SPACES



3,010 SF OF SPEC OFFICE

54'-0" TYP.

60'-0" TYP. 51'-3" TYP.

OFFICE POD

118 CAR PARKING

FUTURE CAR PARKING  
79 SPACES

DOGWOOD DRIVE  
DOGWOOD DRIVE



# SURROUNDING TENANTS



DART



gsf  
golden state foods

TJX

DiversiTECH

Anthony

LEXICON  
TECH SOLUTIONS

unified brands

WINSOME

abc  
Atlanta, Georgia / Dallas, Texas

Gebrüder Weiss  
Transport and Logistics

TEMPUR+SEALY

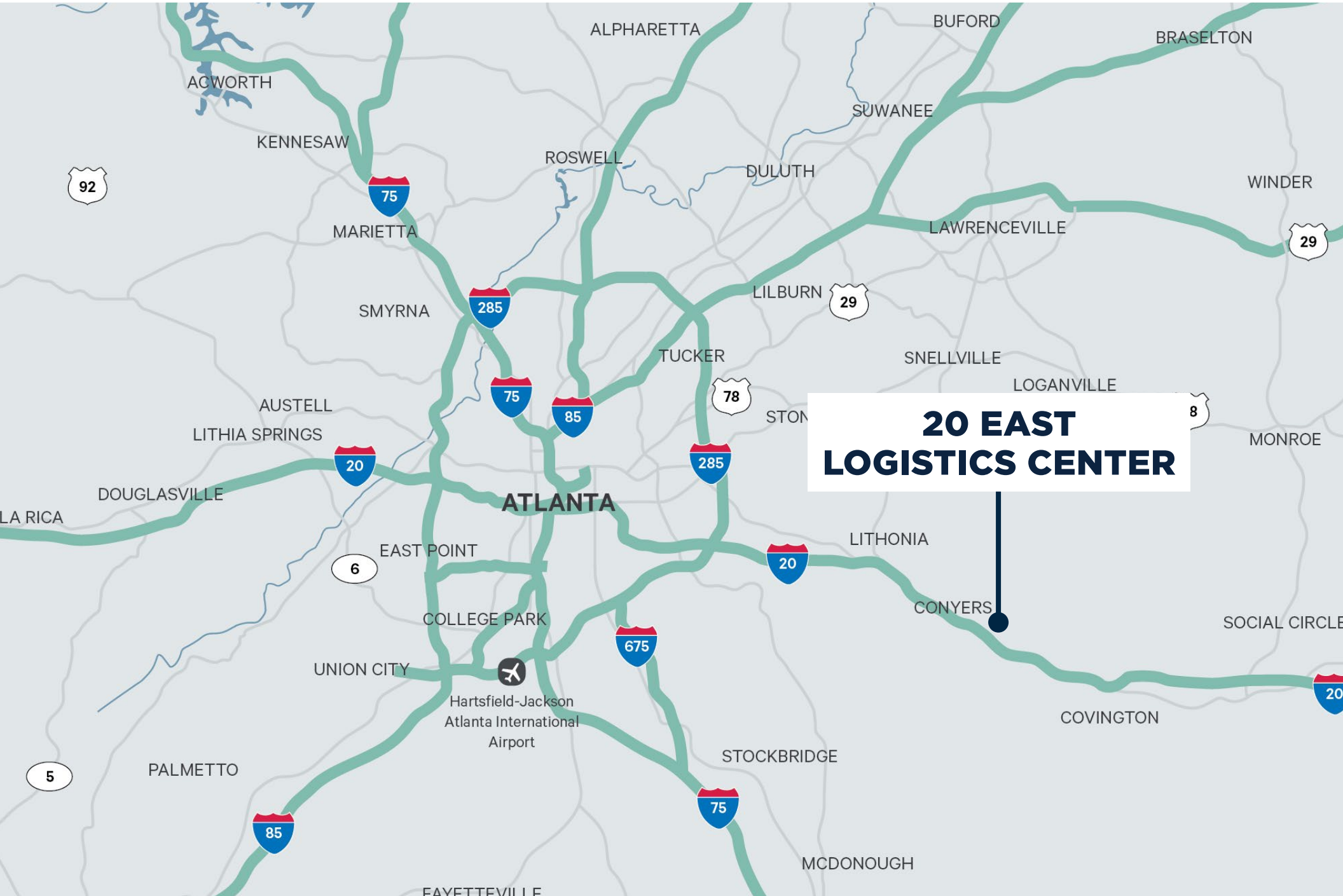
20 EAST  
LOGISTICS CENTER

1.9 Miles to I-20

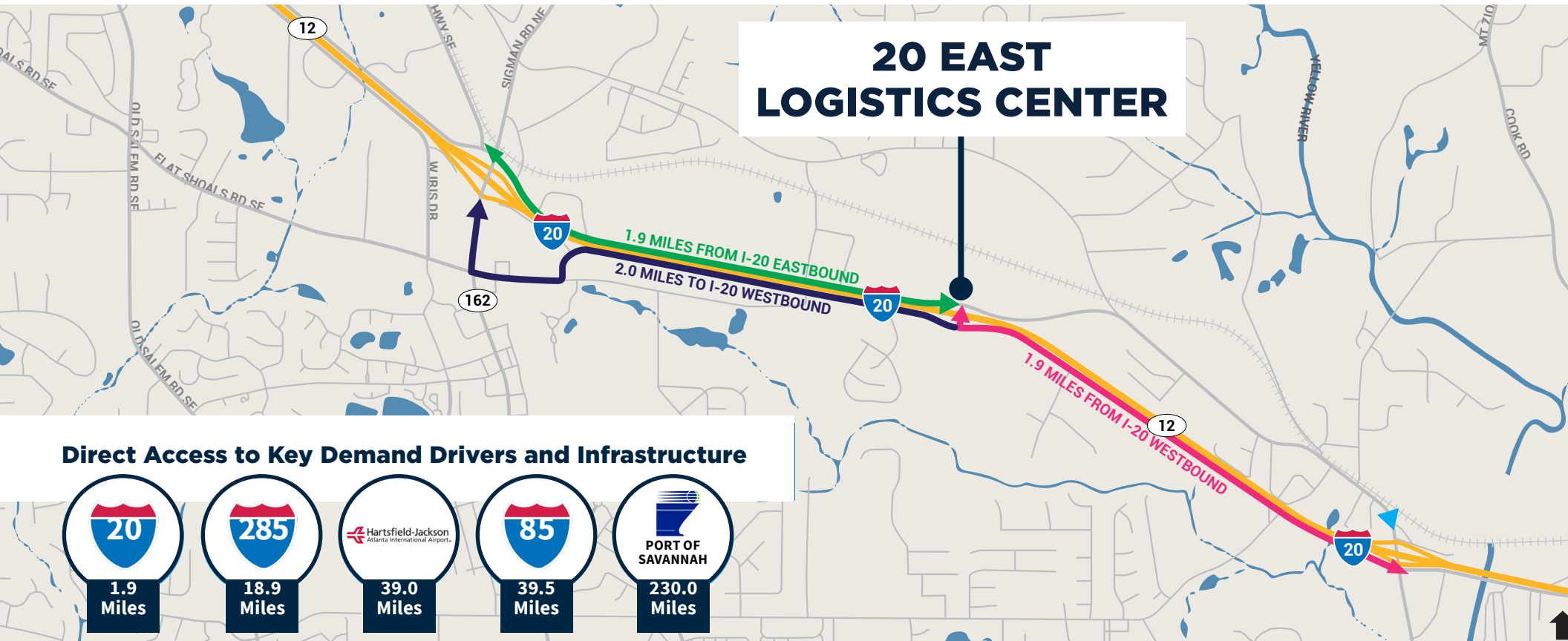
LIDL



# METRO ATLANTA



# LOCATION STORY



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**NDG** | NATIVE DEVELOPMENT GROUP

**CROW HOLDINGS**  
 CAPITAL

**CBRE**

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