THE CUBES
RIVER PARK

**798,200 SF
Available**

Building 5
501 Logistics Parkway
Jackson, Georgia
30233

A development by:

CRG | INTEGRATED
REAL ESTATE
SOLUTIONS

BLDG 9
UNDER CONTRACT
DEVELOPER
±1,454,000 SF

BLDG 8
UNDER CONTRACT
DEVELOPER
±848,000 SF

BLDG 10
SOLD DEVELOPER
±792,000 SF

BLDG 12
SOLD PROCTER
& GAMBLE
±2,225,000 SF

BLDG 11
±2,225,000 SF

BLDG 16
±1,188,000 SF

BLDG 7
SOLD USER
296,000 SF

BUILDING 5
AVAILABLE
798,200 SF

BUILDING 4
LEASED

BUILDING 2
LEASED

BLDG 6
SOLD
DEVELOPER
700,200 SF

BLDG 15
±1,200,000 SF

BLDG 14
±960,000 SF

BLDG 13
±960,000 SF

BLDG 3
±288,000 SF

BLDG 1
±1,117,000 SF

TOWALIGA RIVER

TOWALIGA RIVER

STATE ROUTE 16
(R/W WIDTH VARIES)

INTERSTATE 75
NORTH BOUND
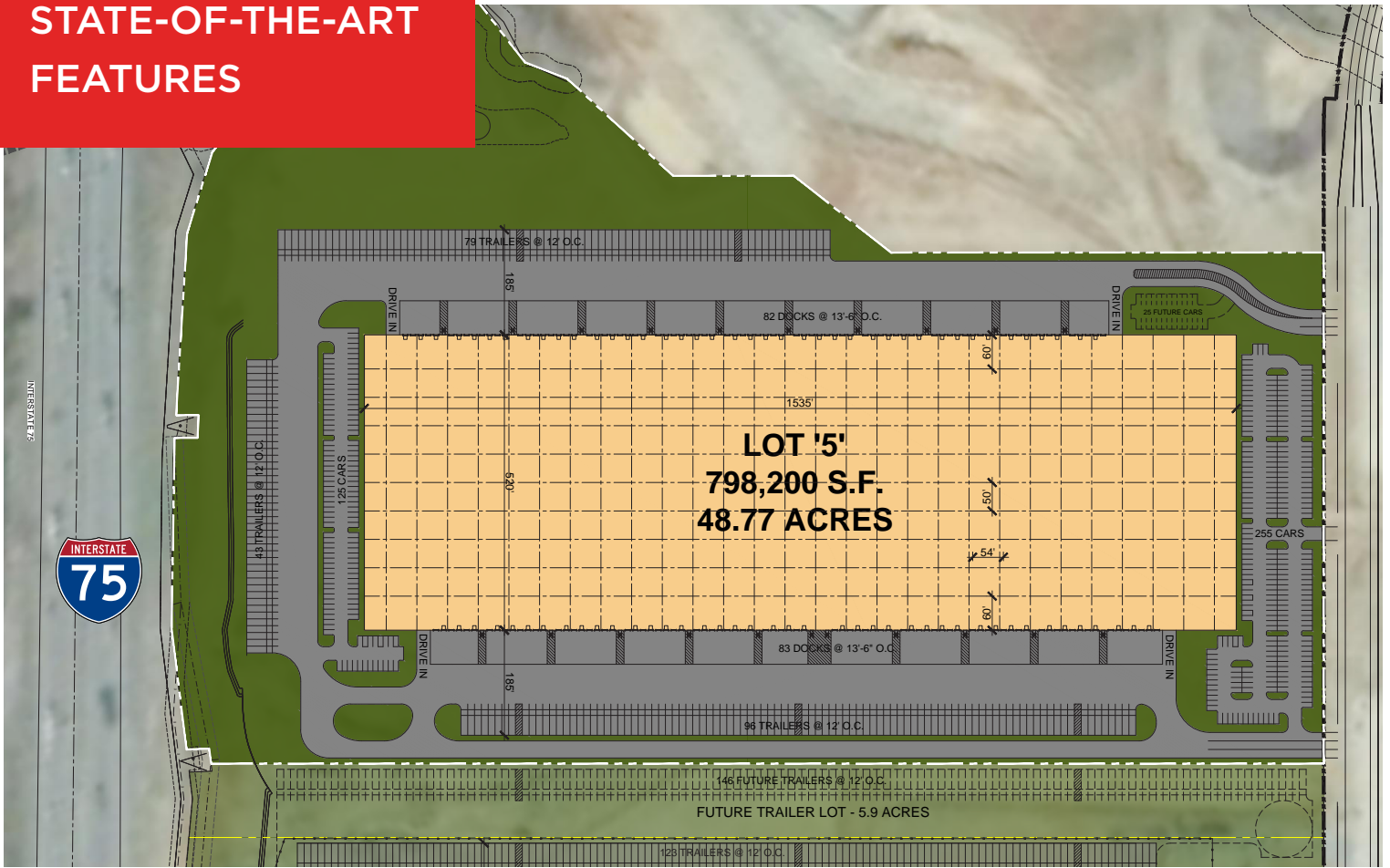RAMP

INTERSTATE 75

PROPERTY HIGHLIGHTS

- Immediate access to Interstate 75 (two turns)
- Three points of ingress and egress
- Excellent truck queuing
- Concrete 185' truck courts
- Additional development opportunities with CRG within the park
- Ample amenities in the area
- Advantageous labor draw through Atlanta and Macon MSA's
- Tax credits available in Butts County
- Fire station located directly across from park
- Traffic patterns include 94,700 vehicles per day, 34 million vehicles per year
- Heavy power available

TAX INCENTIVES

- Georgia Job Tax Credits (Butts County)
- Located in a Tier II County providing $3,000 job tax credits for each net new job to Georgia for up to five years
- Also eligible for an additional $1,250 per job tax credit for qualified increases in imports or exports through the Georgia port

LOT '5'
798,200 S.F.
48.77 ACRES

FUTURE TRAILER LOT - 5.9 ACRES

- 798,200 SF cross-docks on ±48.77 acres
- 40' Clear height at first column
- Office: BTS
- Building dimensions: 520' x 1,535'
- Column spacing: 54' x 50' with 60' speed bays
- ESFR sprinkler system

- Spec improvements:
  - Dock equipment: 40,000 lb mechanical levelers, Z-Guards and dock seals on 89 dock doors
  - Lighting: minimum 25 FC LED fixtures on 12' whips

- 165 – 9' x 10' dock doors
- 4 – 14' x 16' drive-in doors
- 185' deep truck courts
- 218 trailer spaces
- 380 auto spaces (25 future spaces)
- 7" unreinforced slab, 4,000 psi

1.5 MILES
TO I-75
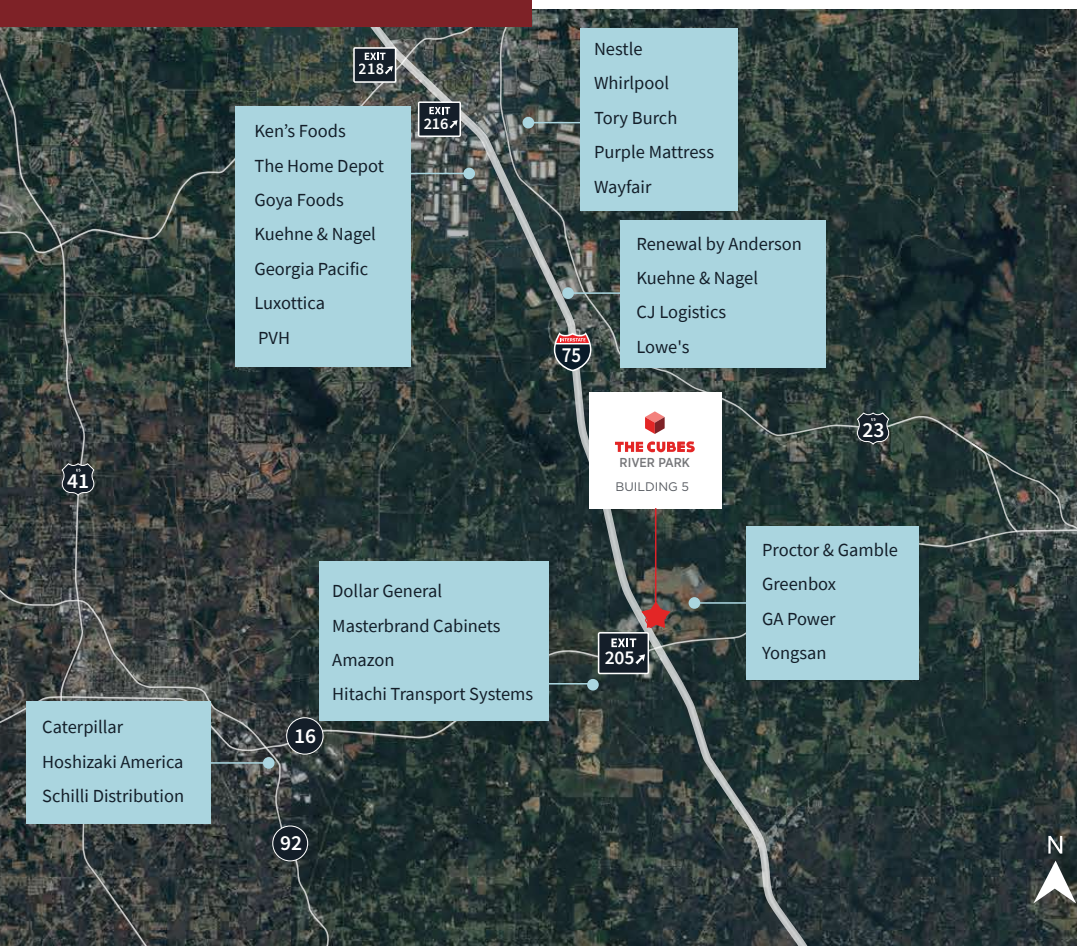
36 MILES
TO HARTSFIELD-JACKSON ATLANTA INT'L AIRPORT

35 MILES
TO I-285

225 MILES
TO THE PORT OF SAVANNAH

Ken's Foods
The Home Depot
Goya Foods
Kuehne & Nagel
Georgia Pacific
Luxottica
PVH

Nestle
Whirlpool
Tory Burch
Purple Mattress
Wayfair

Renewal by Anderson
Kuehne & Nagel
CJ Logistics
Lowe's

THE CUBES
RIVER PARK
BUILDING 5

Dollar General
Masterbrand Cabinets
Amazon
Hitachi Transport Systems

Proctor & Gamble
Greenbox
GA Power
Yongsan

Caterpillar
Hoshizaki America
Schilli Distribution

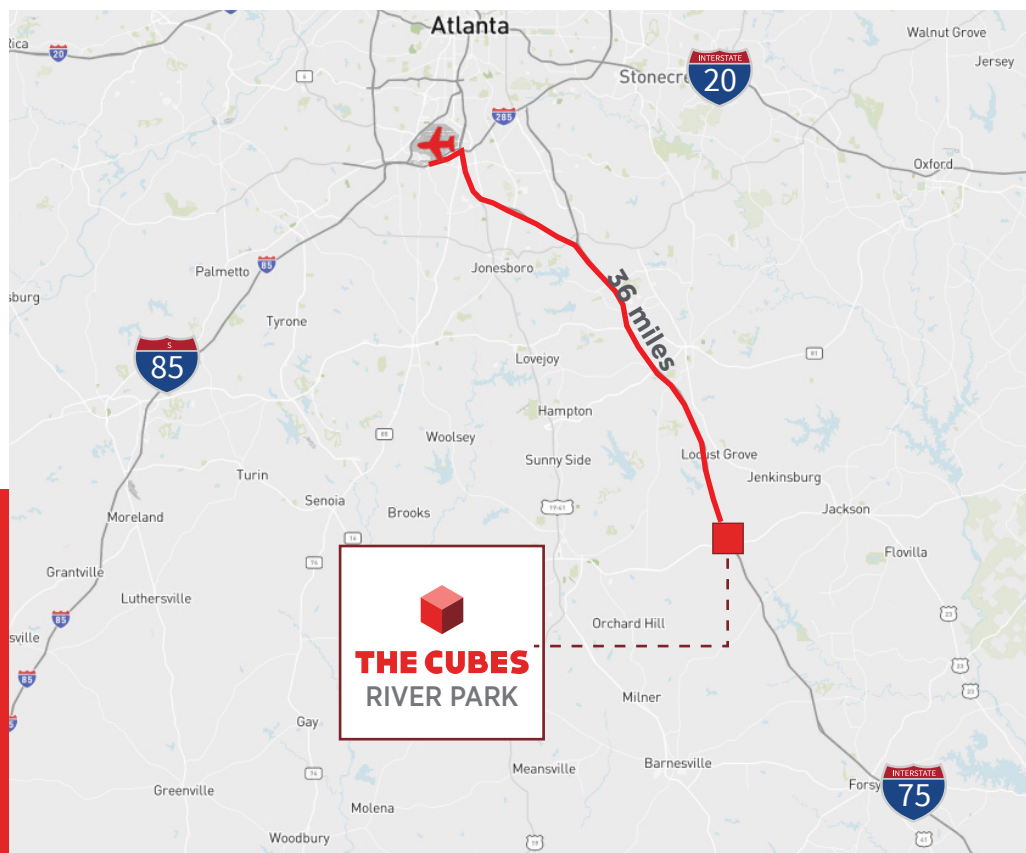**THE CUBES**
RIVER PARK

FOR MORE INFORMATION, PLEASE CONTACT:

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