



Prologis 75 Commerce Center

Buildings from 200,000 SF to 1,350,000 SF

JACKSON, GA

CBRE



State-of-the-Art Industrial Park in the Prime Location



Planned for buildings from 234,360 SF to 1.5 MSF



Capacity for EV charging stations



Significant trailer parking for all buildings



Roof designed for future solar capacity



Motion-sensor, LED lighting



Professionally landscaped, first class business park



Proximity to Atlanta, Port of Savannah & entire Southeastern U.S.

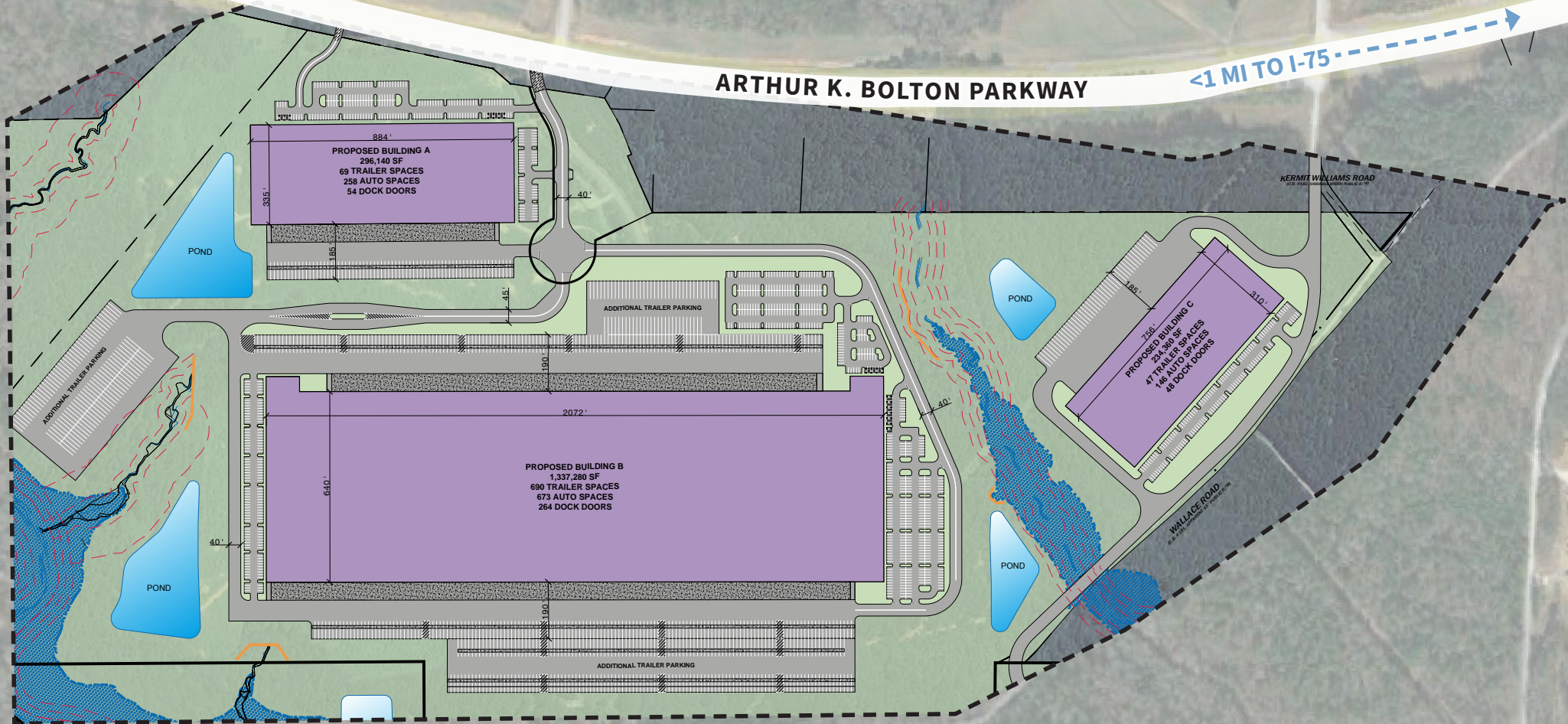
Georgia Job Tax Credits (Butts County)

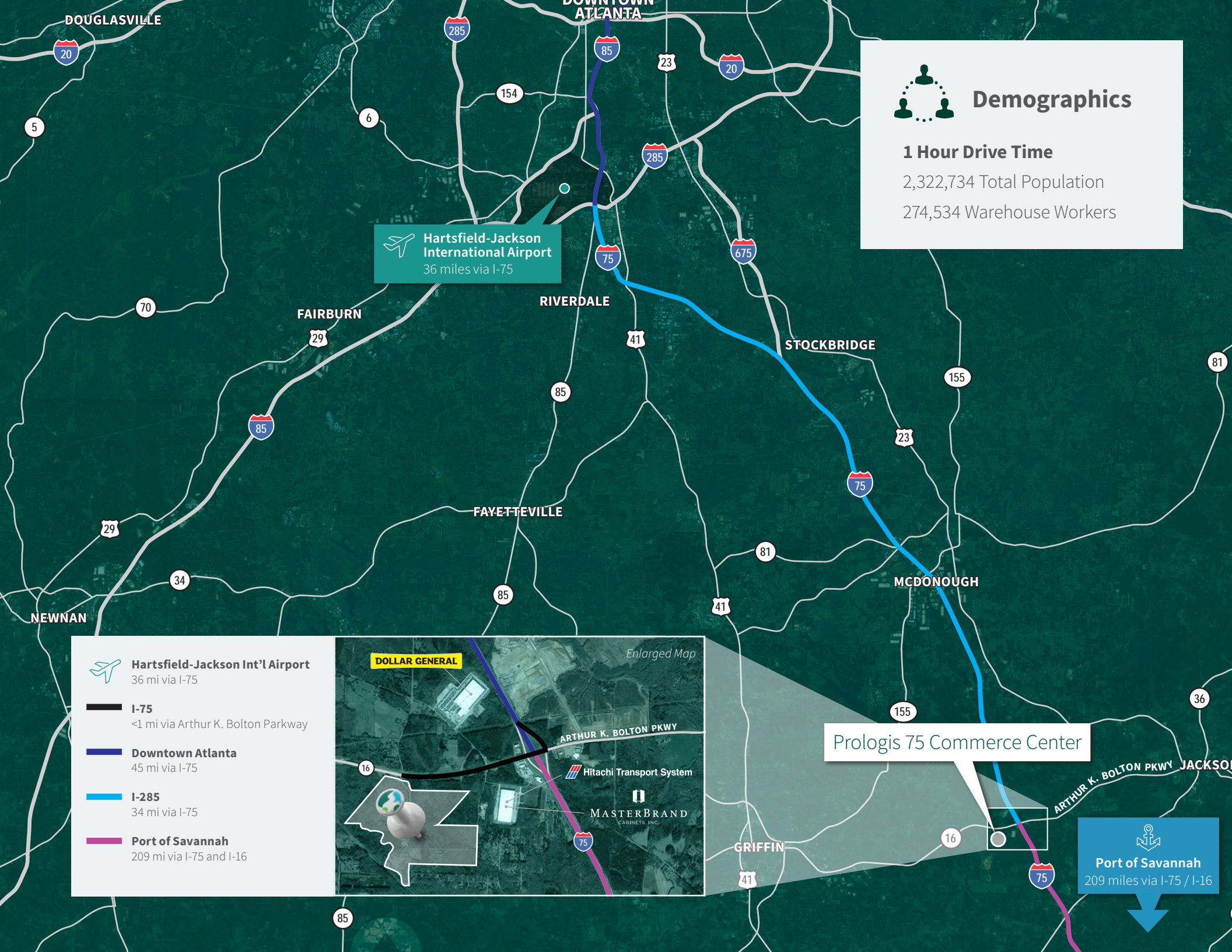
- Eligible businesses can receive a \$3,500/job/year tax credit for qualified job creation through the Georgia Job Tax Credit Program Less Developed Census Tract (LDCT)
- Also eligible for an additional \$1,250 per job tax credit for qualified increases in imports or exports through the Georgia port

Building Specifications

	BUILDING A	BUILDING B	BUILDING C
Square Footage	296,140 SF	1,337,200 SF	234,360 SF
Office	BTS	BTS	BTS
Clear Height	36'	40'	36'
Dock Doors	44	216	40
Drive-in Doors	2	4	2
Car Parking	258	673	146
Trailer Parking	69	474	47
Building Dimensions	884' W x 335' D	2072' W x 640' D	756' W x 310' D
Column Spacing	52' W x 45' D	56' W x 50' D	52' W x 50' D
Speed Bays	60'	60'	60'
Sprinkler System	ESFR	ESFR	ESFR

Building Park





Demographics

1 Hour Drive Time

2,322,734 Total Population

274,534 Warehouse Workers



Hartsfield-Jackson International Airport
36 miles via I-75



Hartsfield-Jackson Int'l Airport
36 mi via I-75



I-75
<1 mi via Arthur K. Bolton Parkway



Downtown Atlanta
45 mi via I-75



I-285
34 mi via I-75



Port of Savannah
209 mi via I-75 and I-16

DOLLAR GENERAL

Enlarged Map

ARTHUR K. BOLTON PKWY

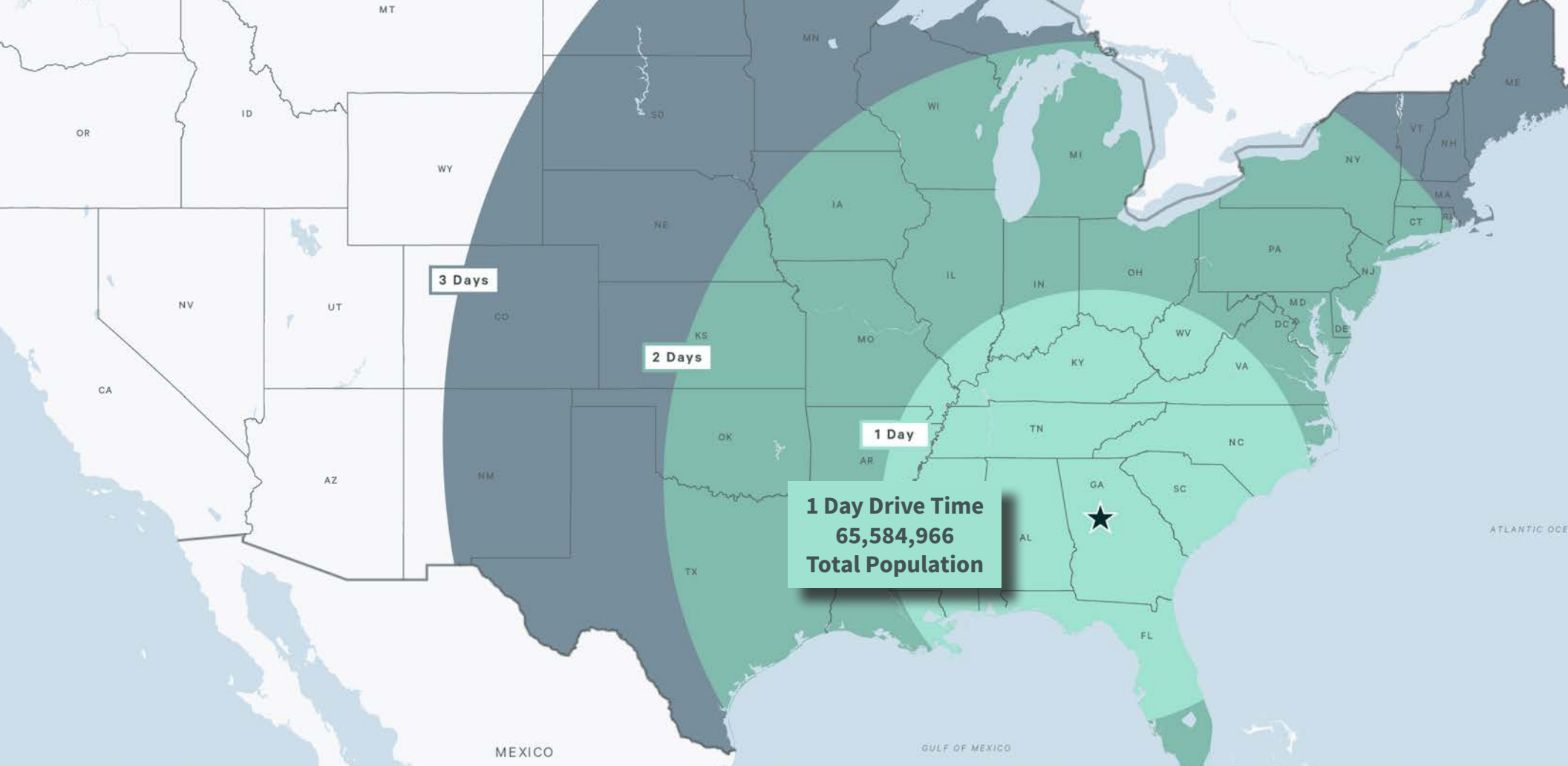
Hitachi Transport System

MASTERBRAND
CABINETS, INC.

Prologis 75 Commerce Center



Port of Savannah
209 miles via I-75 / I-16



Mark Hawks, SIOR
Senior Vice President
mark.hawks@cbre.com
ph +1 404.504.5978
cell +1 404.580.4694

Todd Barton, SIOR
Senior Vice President
todd.barton@cbre.com
ph +1 404.923.1435
cell +1 770.596.3182

Joanna Blaesing, SIOR
First Vice President
joanna.blaesing@cbre.com
ph +1 404 812 5021
cell +1 404 314 7376

Matt Higgins
Associate
+1 404 895 0483
matt.higgins@cbre.com

CBRE - Atlanta
3550 Lenox Road, Suite 2300
Atlanta, GA 30326 USA



Cassie Hanavich
VP, Leasing Officer
chanavich@prologis.com
ph + 1 404 760 7256
cell +1 404 449 5356

Kent Mason
SVP, Market Officer
kmason@prologis.com
ph + 1 404 760 7208
cell +1 678 249 7001

Prologis – Atlanta
3475 Piedmont Rd NE, Suite 650
Atlanta, Georgia 30305
Main: +1 555 123 4567

Prologis Headquarters
Pier 1, Bay 1
San Francisco, CA 94111
Main: +1 415 394 9000
info@prologis.com
www.prologis.com
Twitter: @Prologis

Prologis is the leading owner, operator and developer of industrial logistics real estate with approximately 1.2 billion square feet owned and under management in 19 countries on four continents.

Data as of November, 2023, for assets the company owned or had investments in, on a wholly owned basis or through co-investment ventures, properties and development projects.