

FOR LEASE 40,000 SF WAREHOUSE ON 6 ACRES WITH OFFICE SPACE

WAREHOUSING & DISTRIBUTION FACILITY | 780 KING GEORGE BLVD SAVANNAH, GA 31419



**AVAILABLE
OCTOBER 2026**



**OFFICE
SPACE**



**DOCK HEIGHT
DRIVE-IN LOADING**



**6 AC
LOT SIZE**



**ABUNDANT
PARKING SPACES**

AVAILABILITY

SUITE #3 :

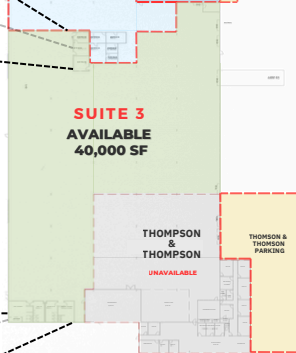
- 40,000 SF
- 3 OFFICES
- 3 LOADING DOCK DOORS (9 X 10)
- 1 DRIVE- IN DOOR
- F/M LOCKERS
- F/M BATHROOMS

PROPERTY FEATURES

LOT SIZE:	6 AC
OFFICE PARKING:	10 CAR SPACES
TRAILER PARKING:	15 SPOTS
CLEAR HEIGHT:	26'
FIRE SYSTEM:	WET SYSTEM SUPPRESSION
COLUMN SPACING :	30'X40'
ZONING:	I-L
POWER:	1,200 AMPS

SITE PLAN







**SUITE #3
40,000 SF**

UNAVAILABLE

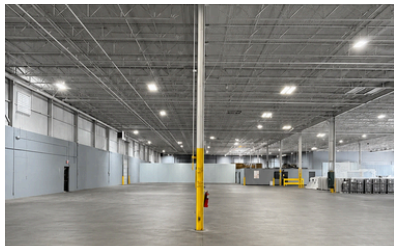
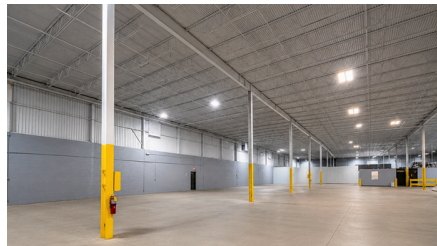
**THOMPSON
AND
THOMPSON**

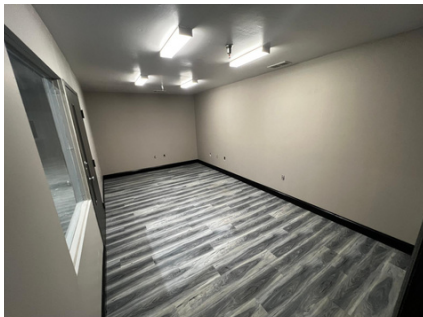
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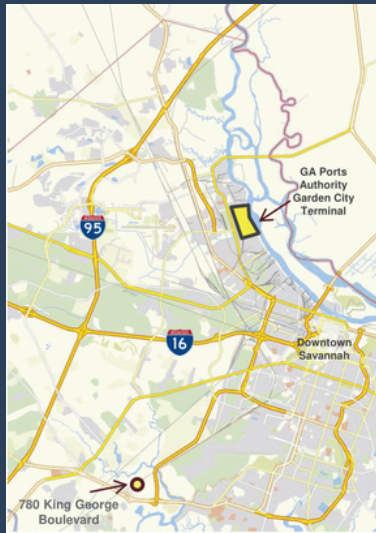
DOGGIE DESIGN





LOCATION HIGHLIGHTS

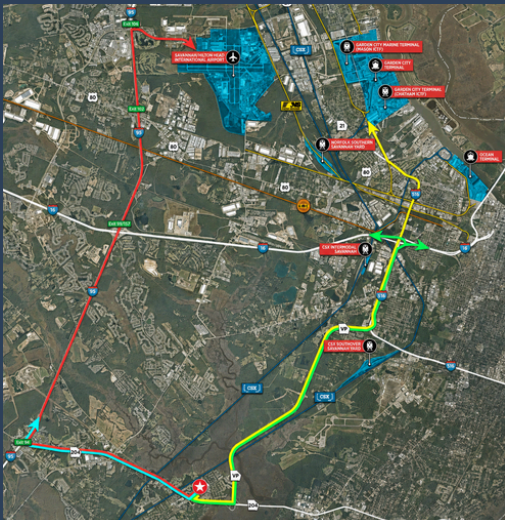
- LOCATED ON KING GEORGE BOULEVARD WITHIN MINUTES OF GA PORTS AUTHORITY
- EXCELLENT ACCESS TO INTERSTATES 95 (4 MILES) AND 16 (9 MILES) VIA HIGHWAY 204 & SOUTHWEST BYPASS
- IDEAL LOCATION FOR CONTINUED OPERATION AS A DISTRIBUTION WAREHOUSE RELATED OPERATIONS AT THE GA PORTS AUTHORITY OR CONVERSION FOR LIGHT MANUFACTURING, SELF STORAGE & OTHER RELATED USES
- CENTRAL LOCATION TO SERVE DOWNTOWN SAVANNAH, ISLANDS, RICHMOND HILL & POOLER
- LOCATED WITHIN FOREIGN TRADE ZONE 104





SUPERIOR LOGISTICS LOCATION

MILES TO SAVANNAH AIRPORT

MILES TO
PORT SAVANNAHMILES TO
DOWNTOWN SAVANNAHMILES TO
INTERSTATE 95MILES TO
INTERSTATE 16

THIS METICULOUSLY RENOVATED WAREHOUSE HAS BEEN REDONE INSIDE AND OUT AND IS READY FOR SOMEONE TO COME IN IMMEDIATELY.

THE WAREHOUSE IS SITUATED DIRECTLY WITHIN THE AFFLUENT GEORGETOWN NEIGHBORHOOD AND IS ONLY A SHORT DRIVE FROM THE PORT OF SAVANNAH, THE AIRPORT, AND NUMEROUS INTERSTATE HIGHWAYS SUCH AS I-95 AND I-516.

AVAILABLE IMMEDIATELY, PLEASE DO NOT HESITATE TO REACH OUT WITH ANY QUESTIONS OR TO SCHEDULE A TOUR.



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SAVANNAH, GA 31419



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