

316 INDUSTRIAL PARK



555 HOSEA ROAD | LAWRENCEVILLE, GA 30046

MENDY RUDER

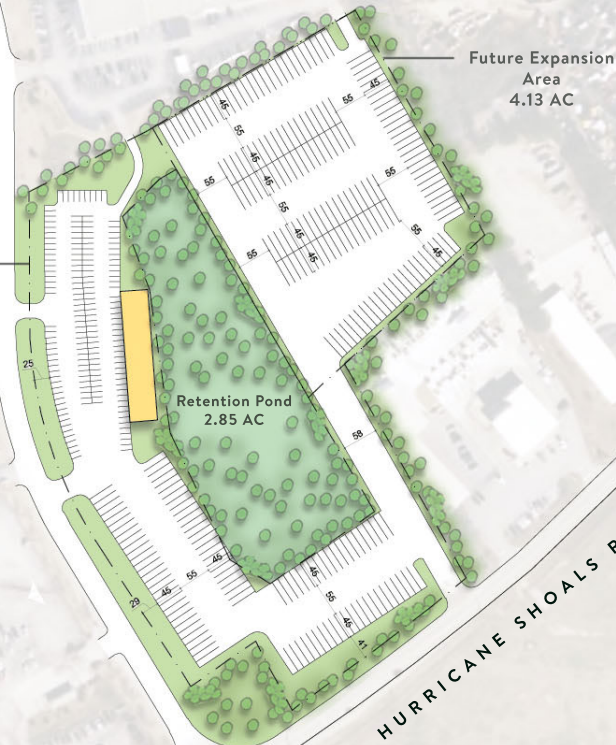
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404.442.2810

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

555 HOSEA ROAD

LOT 2
5.62 A.C



LOT 2 SITE PLAN | 555 HOSEA ROAD | LAWRENCEVILLE, GA 30046

[CLICK FOR ADDITIONAL PARK PROPERTIES](#)

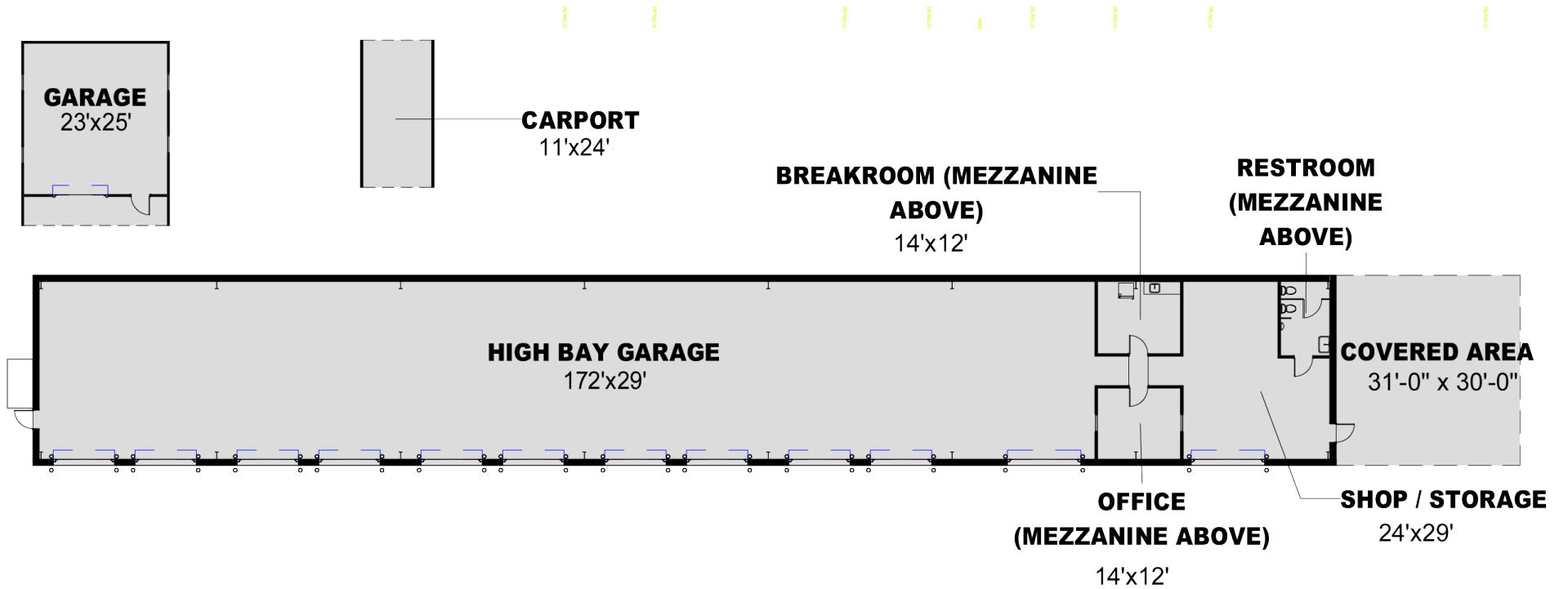
PROPERTY SPECS

- ±5.62 Improved AC
- ±6,593 SF (shop)
- ±484 SF (office | mezzanine)
- 16' - 18' Clear Height

PROPERTY HIGHLIGHTS

- Zoned: Light Manufacturing (LM) | *City of Lawrenceville*
- Outdoor Storage Permitted
- ±930 SF Covered Outside Storage
- ±4.13 AC Pad Available for Future Expansion
- 2 Oversized Drive-Ins (12' W x 14' H)
- 10 Grade Level Drive-Ins (10' W x 12' H)

555 HOSEA ROAD



LOT 2 FLOORPLAN | 555 HOSEA ROAD | LAWRENCEVILLE, GA 30046

LOT 2 PHOTOS | 555 HOSEA ROAD | LAWRENCEVILLE, GA 30046



316 INDUSTRIAL
PARK

LOGISTICS



PARCEL HUBS

FedEx Ship Center
(16.9 Miles)

UPS Customer Center
(18.7 Miles)



AIRPORTS

Gwinnett County Airport
(1.5 Miles)

Hartsfield-Jackson Int'l ATL Airport
(42.5 Miles)



INTERSTATES

Interstate 85
(1.6 Miles)

Interstate 285
(18 Miles)



PORTS

Savannah Port Terminal
(279 Miles)

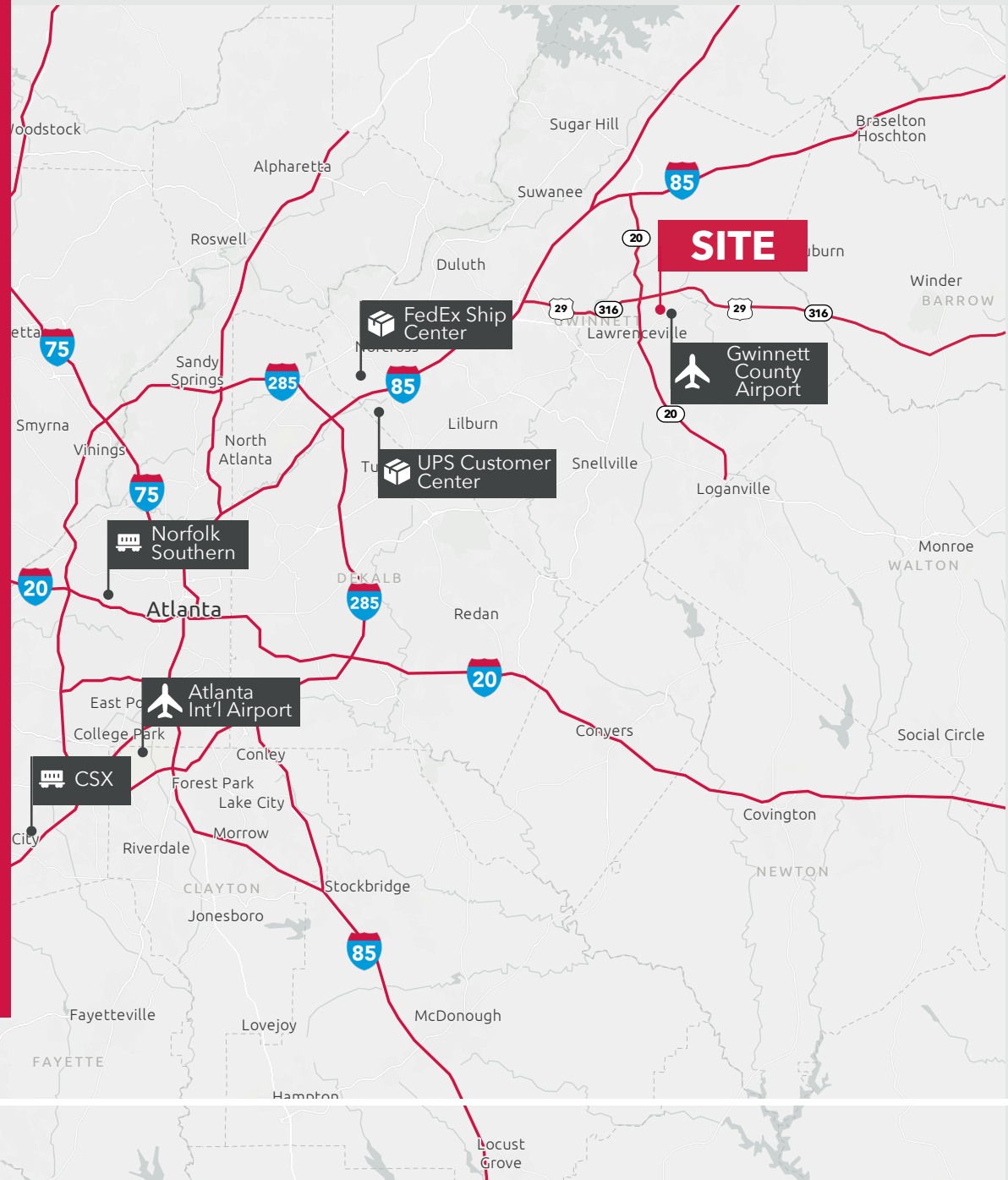
Port of Charleston
(328 Miles)



RAIL

CSX Intermodal
(54.1 Miles)

Norfolk Southern Intermodal
(32.8 Miles)



PROMINENT NEIGHBORS



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