

FOR SALE

1145 HAYES INDUSTRIAL DRIVE

FOR MORE INFORMATION CONTACT:
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DOMAIN
REALTY, INC

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Legal, tax, title, and closing matters should be reviewed with an attorney licensed to practice in the State of Georgia and, as appropriate, a certified public accountant or title professional. Questions regarding the property's physical condition, environmental matters, structural integrity, zoning, code compliance, or other regulatory issues should be directed to qualified engineers, architects, contractors, consultants, and applicable governmental agencies.

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OFFERING SUMMARY

1145 HAYES INDUSTRIAL DRIVE






Marietta, GA 30062

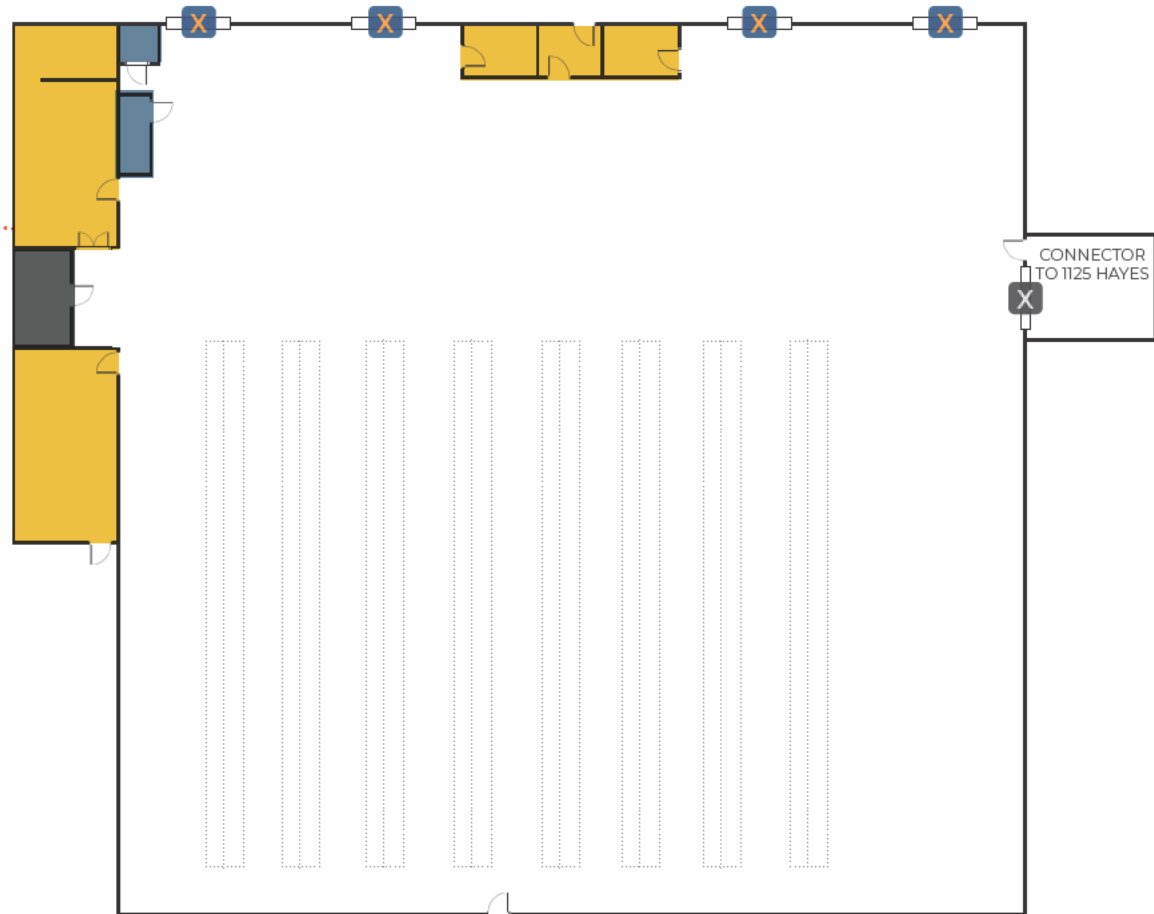
BUILDING SIZE	+/- 40,223 Gross SF (including mezzanine)
LOADING	4 dock highs (4 levered), 1 drive-in
PARKING	+/-30 Spaces
CLEAR HEIGHT	23'-1" (bottom of roof), 20'-9" (clear to structure)
COLUMN SPACING	25'-50'
ELECTRICAL	Heavy power / 480v 3-phase
SPRINKLER SYSTEM	Wet throughout
ZONING	Heavy Industrial (HI)
PARCEL ID NUMBER	16094400170
OFFERING PRICE	\$4,225,000.00

Information contained within is from sources deemed reliable. The Property Owner and Domain Realty, Inc. makes no representations or guarantees as to its accuracy. Property is being offered without any express or implied warranties of any kind and may be withdrawn without notice.

FLOOR PLAN

1145 HAYES
INDUSTRIAL DRIVE

-  = Dock Highs (12x12)
-  = Drive-In (14x14)
-  = Office/Climate controlled work area
-  = Restroom
-  = Break area



44,202 Gross SF

(Including Connector, mezzanine above restroom and office/work area)

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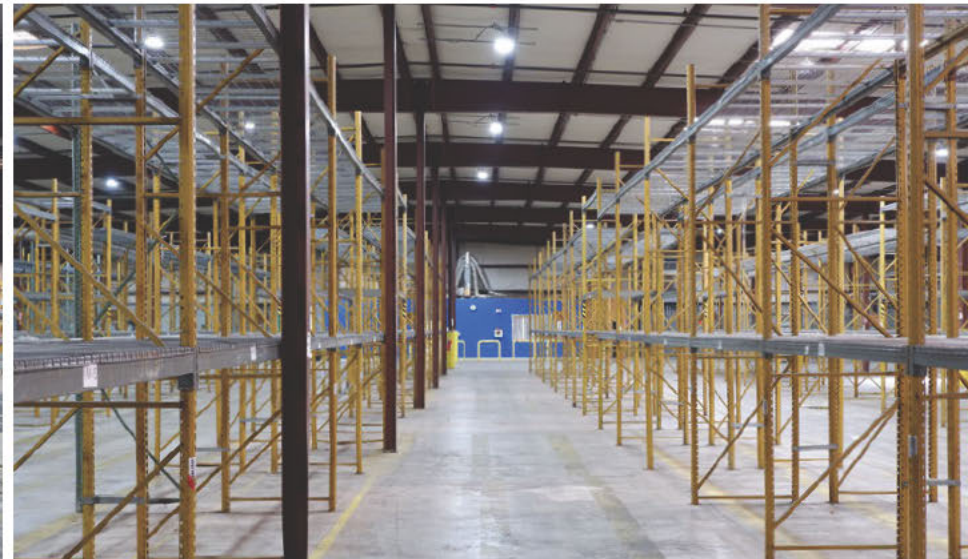
Floor plan is approximate and for marketing purposes only. The Property Owner and Domain Realty, Inc. makes no representations or guarantees as to its accuracy. Property is being offered without any express or implied warranties of any kind and may be withdrawn without notice.

AERIAL OVERVIEW



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ADDITIONAL PICTURES



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