



4975
POWDER SPRINGS

Warehouse / Manufacturing Space
4975 Powder Springs Dallas Road, Powder Springs, GA 30127

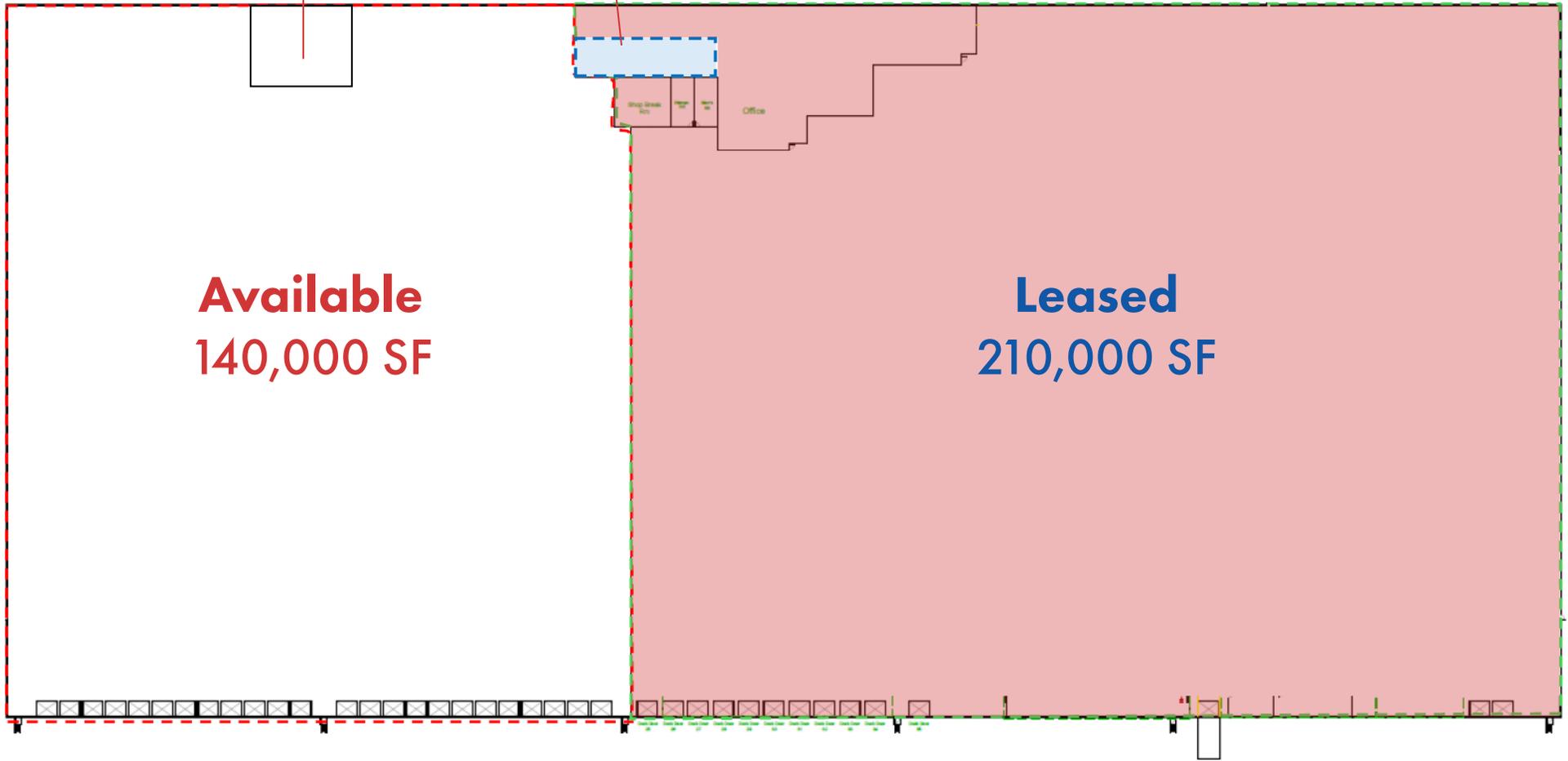
SITE PLAN



SITE PLAN

Spec Office to be built

Temp Office



Available
140,000 SF

Leased
210,000 SF

AVAILABILITY HIGHLIGHTS

Address	4975 Powder Springs Dallas Road, Powder Springs, GA 30127
Building Area	350,000 RSF
Available Area	140,000 RSF
Office	BTS
Loading	24 Dock-high Doors 1 Drive-in Door
Column Spacing	52' x 50'
Clear Height	30
Power	3,000 amps
Sprinkler	ESFR
Parking	100 car parks 20 car parks

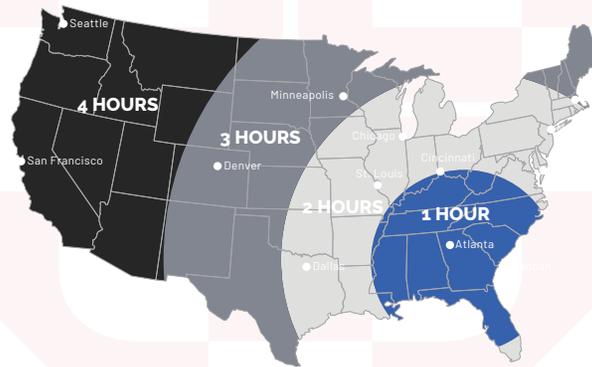


LOCATION	DISTANCE
SOUTHEAST REGIONAL ACCESS	
Interstate 20	8.5 Miles
Interstate 285	14.2 Miles
Interstate 85	27.5 Miles
Air Cargo Terminal at Hartsfield-Jackson	27.8 Miles

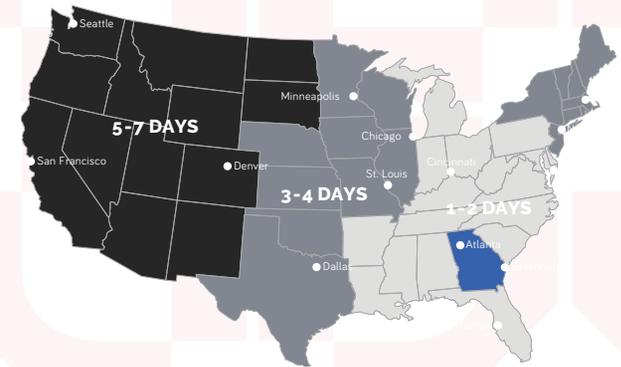
LOCATION	DISTANCE
SOUTHEAST REGIONAL ACCESS	
Norfolk-Southern Intermodal	5.4 Miles
Port of Savannah	271 Miles
Port of Charleston	320 Miles
Port of Brunswick	333 Miles
Port of Jacksonville	370 Miles



TRUCK TRANSIT TIMES
FROM GEORGIA



AIR TRANSIT TIMES
FROM GEORGIA



RAIL TRANSIT TIMES
FROM GEORGIA

4975 POWDER SPRINGS

FOR LEASING INFORMATION, PLEASE CONTACT:

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