

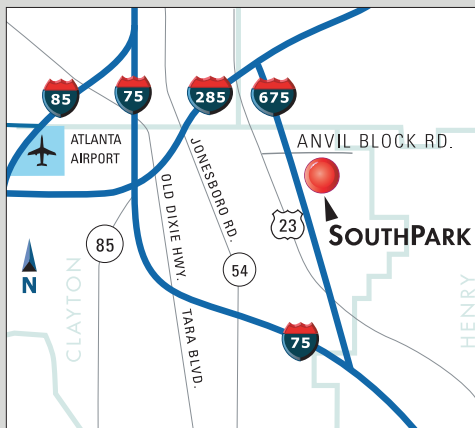


**ARES  
INDUSTRIAL  
MANAGEMENT**

# SOUTHPARK

4500 SOUTHPARK BOULEVARD, ELLENWOOD GA 30294

Suite 100 - 48,524 Leasable SQ FT | Class A Warehouse Facility



## BUILDING HIGHLIGHTS

- 215,374 SF rear-load
- 30' clear
- 50'w x 50'd columns (typ.)
- 60'd loading bay
- ESFR sprinkler system
- 190'd truck court with 60' concrete apron
- Tier 1 Community with tax incentives

## SUITE 100 HIGHLIGHTS

- 5,550 SF of office with new paint, carpet, VCT, and LED lights
- 42,974 SF of warehouse
- End cap space
- LED lights with motion sensors in warehouse
- 13 (9'x10') DH's; 1 (12'x14') DI
- 3 pit / 9 EOD levelers
- 14 trailer spaces in secured truck court

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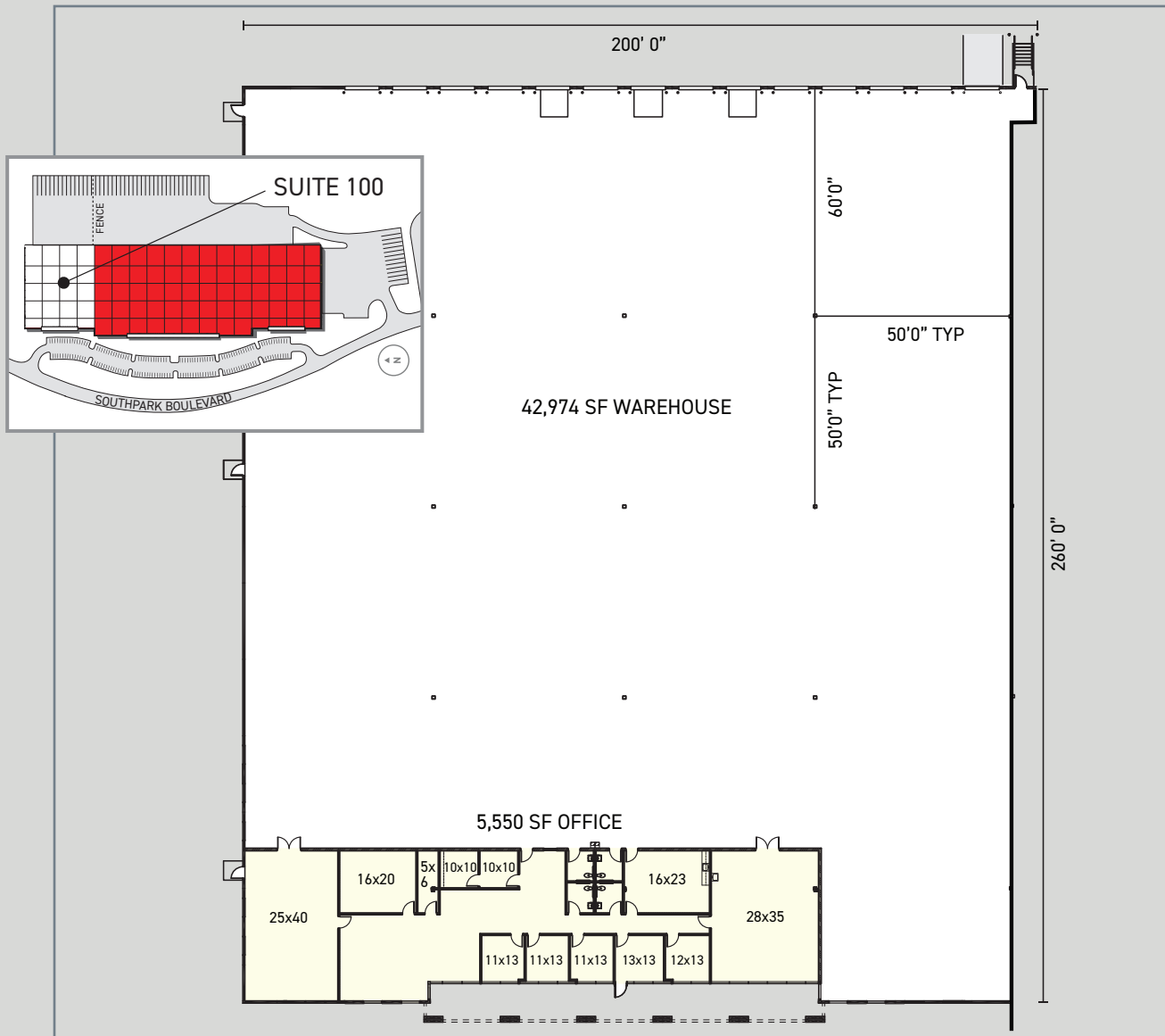


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