



Warehouse in Westside Business Park **For Lease**

117 Westside Boulevard, Pooler, GA 31322

- ±17,810 SF warehouse for lease
- ±2,100 SF office
- Office includes showroom, two private offices and restroom
- Warehouse equipped with three offices and restroom
- 2 Drive-in doors
- 4 dock doors
- 22' Clear height
- Zoned I-1, Light Industrial, City of Pooler
- Located 1.3 miles from Interstate 95 (Exit 102) providing accessibility to Savannah and the surrounding areas
- 6.7 miles from the Port of Savannah
- **Available February 1, 2025**

Lease Rate:

**\$15.00/SF
NNN (\$2.18)**

CONTACT US

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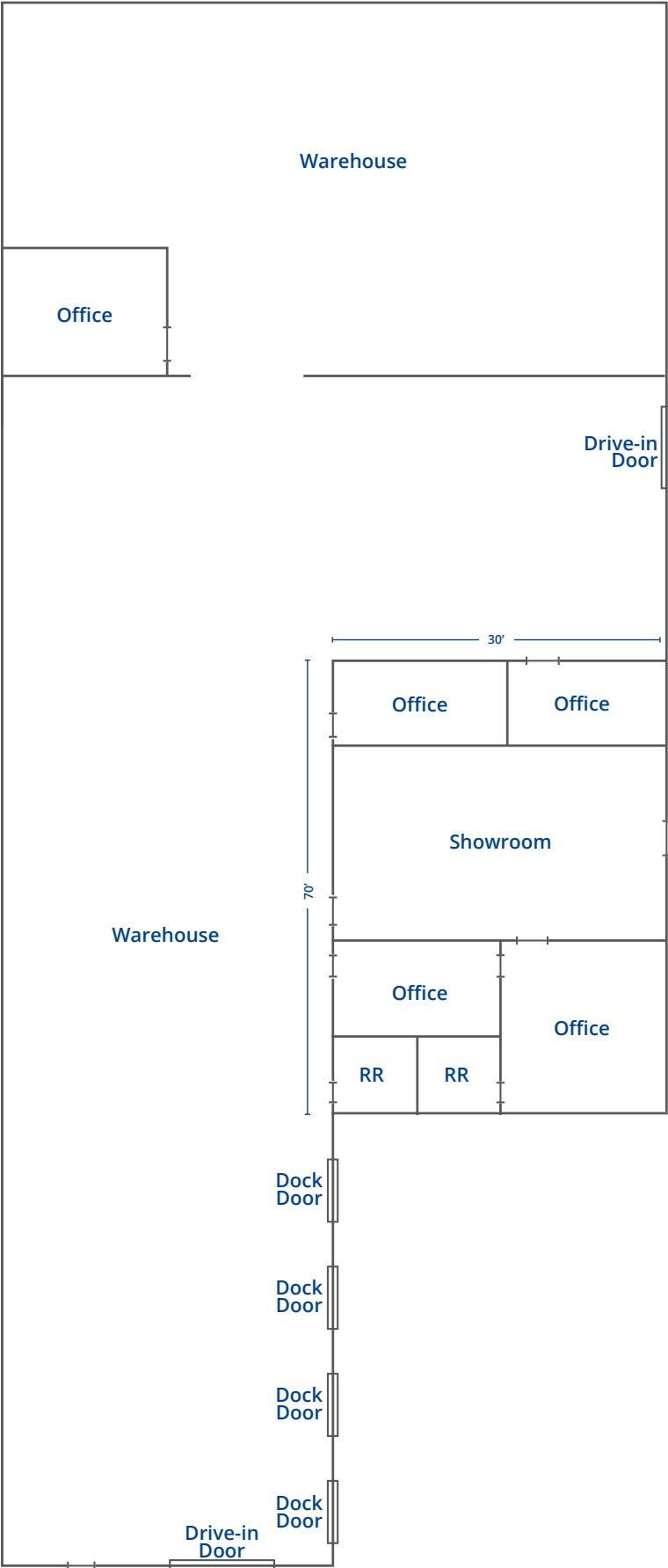


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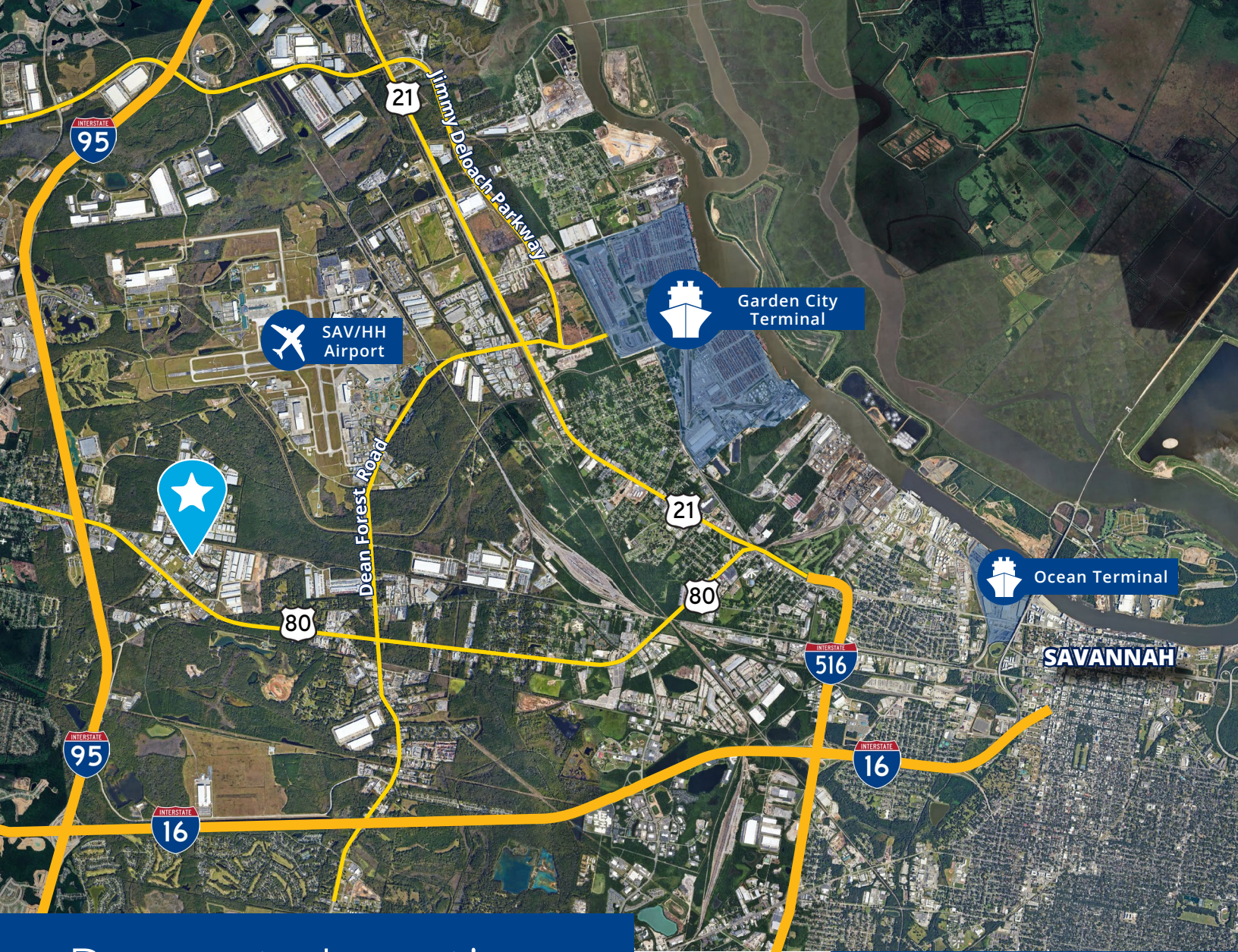




Floor Plan



*Floor Plan Not to Scale



Property Location

Distances

Highway 80	0.4 Miles
Interstate 95	1.3 Miles
Interstate 16	3.9 Miles
Savannah/Hilton Head Airport	5.0 Miles
Garden City Terminal	6.7 Miles
Ocean Terminal	8.1 Miles

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