

# 230,200 SF RAIL SERVED FACILITY AVAILABLE FOR LEASE OR SALE

100 MCINTOSH PKWY, THOMASTON, GA 30286



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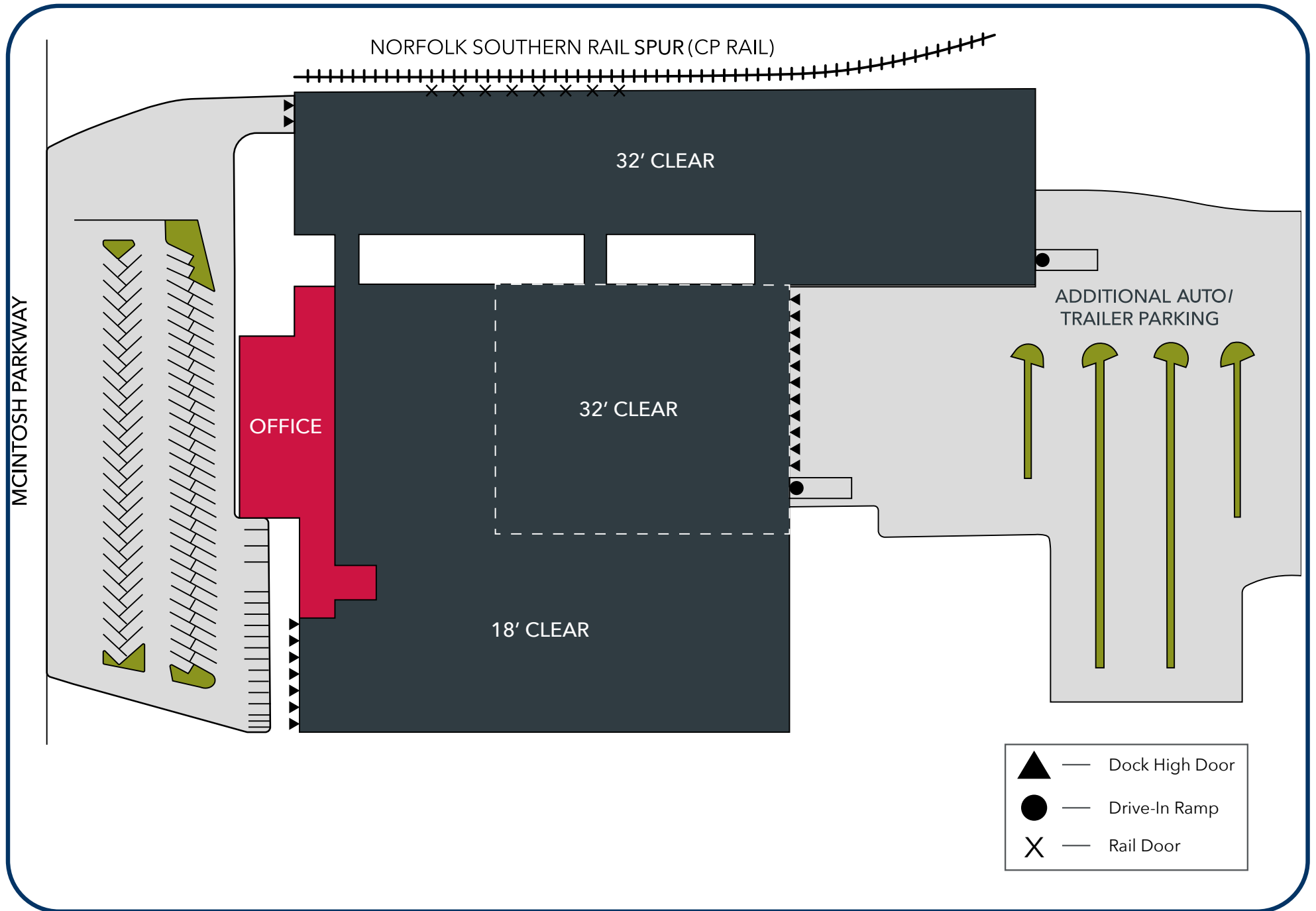
# PROPERTY HIGHLIGHTS



|                     |  |
|---------------------|--|
| <b>AVAILABLE SF</b> | ±150,000 - ±230,200 SF                               |
| <b>OFFICE SF</b>    | ±14,500 SF (TWO-STORY)                               |
| <b>LAND AREA</b>    | ±18.54 ACRES   |
| <b>CLEAR HEIGHT</b> | ±18' - 32'   |
| <b>RAIL</b>         | ACTIVE RAIL SPUR: NORFOLK SOUTHERN/CP RAIL           |
| <b>POWER</b>        | UP TO ±10,000 AMP, 480V, THREE-PHASE POWER AVAILABLE |
| <b>SPRINKLER</b>    | 100% WET SYSTEM                                      |

|                        |  |
|------------------------|--|
| <b>DOCK HIGH DOORS</b> | 20 (8' x 10') DOCK HIGH DOORS WITH MECHANICAL PIT LEVELERS |
| <b>DRIVE IN DOORS</b>  | 2 (14' x 16') DRIVE-IN DOORS WITH CONCRETE RAMPS           |
| <b>RAIL DOORS</b>      | 8 RAIL DOORS   |
| <b>AUTO PARKING</b>    | ±267 AUTO SPACES   |
| <b>TRAILER PARKING</b> | ±50 TRAILER SPACES   |
| <b>SLAB</b>            | 6" REINFORCED CONCRETE                                     |

# SITE PLAN



# LOGISTICS

## PARCEL HUBS

FedEx Ground  
(5.1 Miles)

UPS Customer Center  
(3.6 Miles)

## RAIL INTERMODAL

Norfolk Southern Griffin  
(27.2 Miles)

## AIRPORTS

Hartsfield-Jackson Atlanta Int'l Airport  
(72 Miles)

Upson County Airport  
(4.4 Miles)

## INTERSTATES

Interstate 75  
(27 Miles)

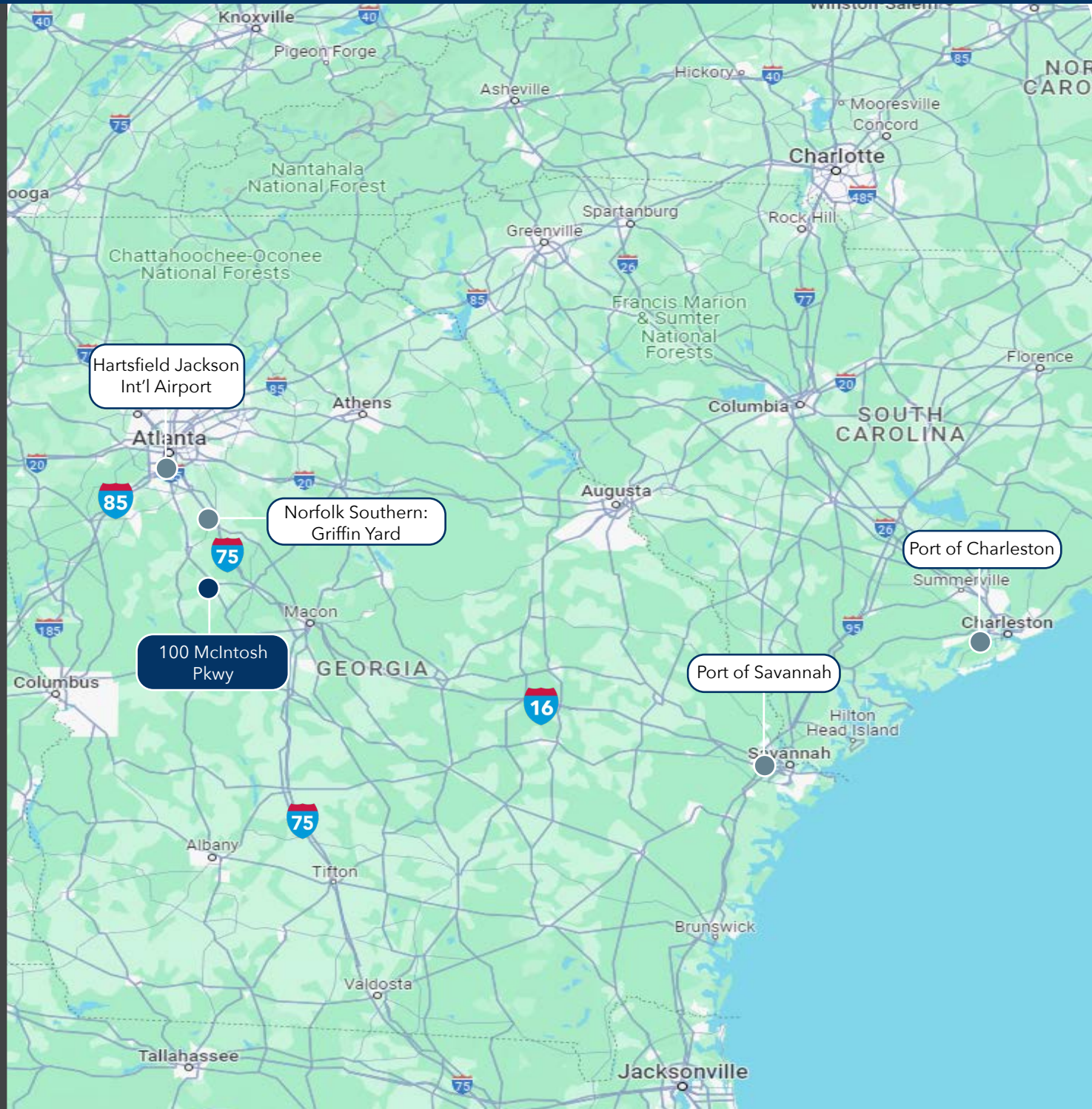
Interstate 16  
(44 Miles)

Interstate 85  
(49 Miles)

## PORTS

Port of Savannah  
(218 Miles)

Port of Charleston  
(311 Miles)



# NEARBY COMPANIES



100 McIntosh Pkwy

