

PARKER*scott* COMMERCIAL

1723 Grove Point Road Flex Space Development

THE MEDIAN AGE
IN SAVANNAH IS

31

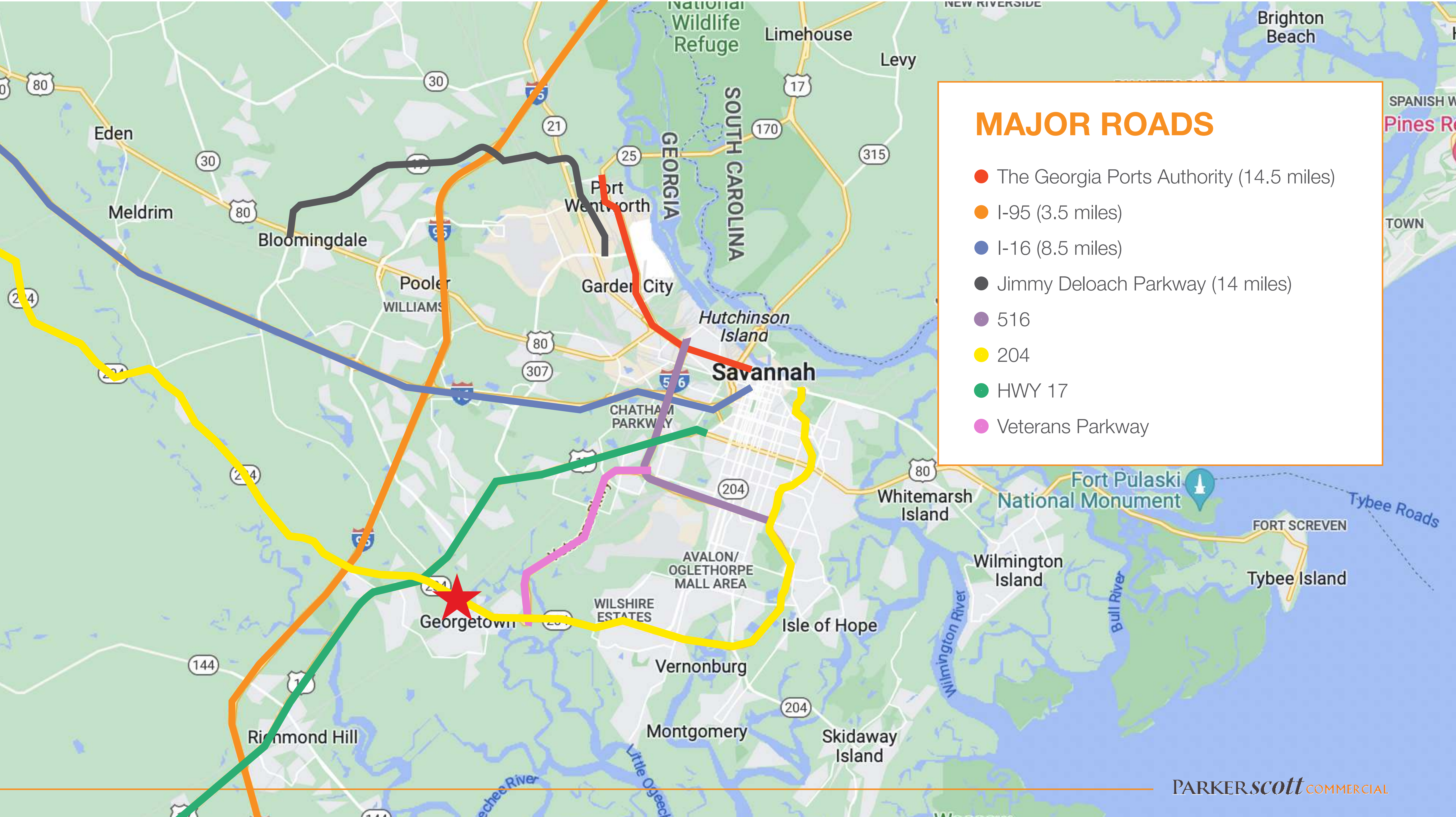
HOME TO THE
FASTEST GROWING
PORT
IN THE COUNTRY

THE AVERAGE
GROWTH RATE IS
1.5%
PER YEAR

14.8

MILLION ESTIMATED
VISITORS FOR
THE YEAR

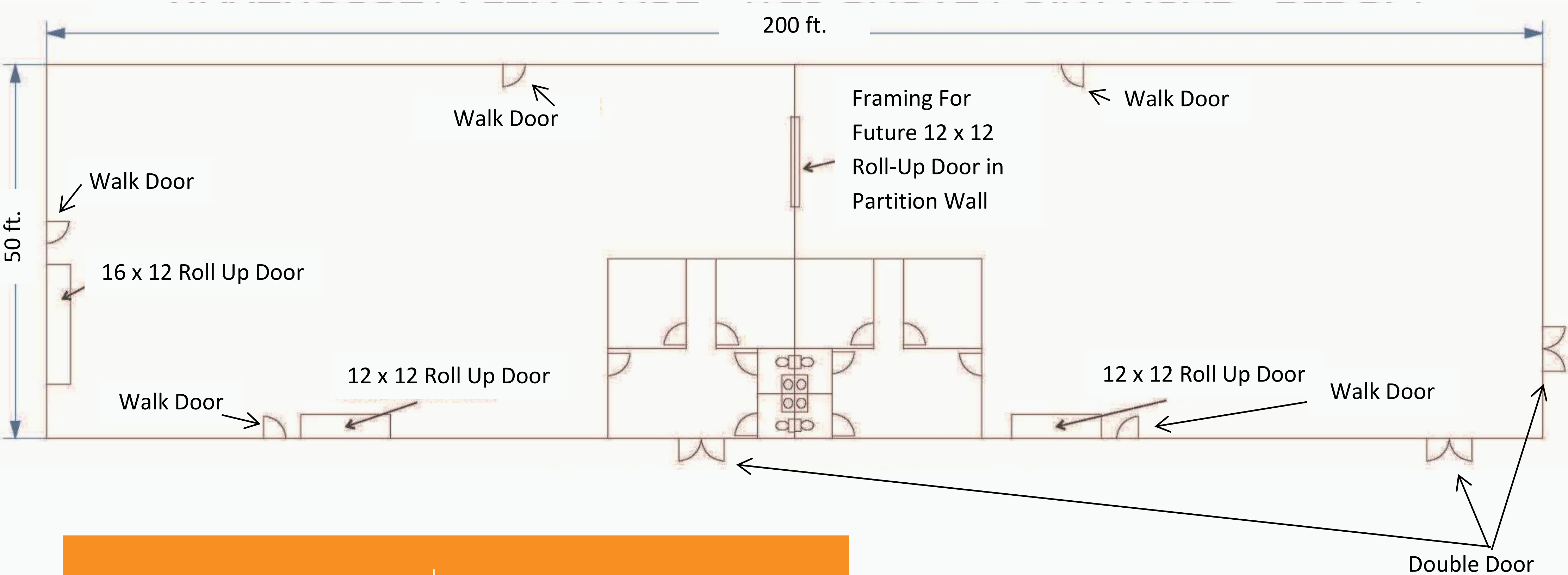
GENERATED
\$3.1
BILLION IN VISITOR
SPENDING



MAJOR ROADS

- The Georgia Ports Authority (14.5 miles)
- I-95 (3.5 miles)
- I-16 (8.5 miles)
- Jimmy Deloach Parkway (14 miles)
- 516
- 204
- HWY 17
- Veterans Parkway

BUILDING 1



BUILDING

Building 10,000 SF
Dimensions 50 ft. x 200 ft
4 Restrooms
Climatized Offices

UNITS

Units 5,000 SF each
Unit Dimensions 50 ft x 100 ft
2 Restrooms
Climatized Office

BUILDING 1

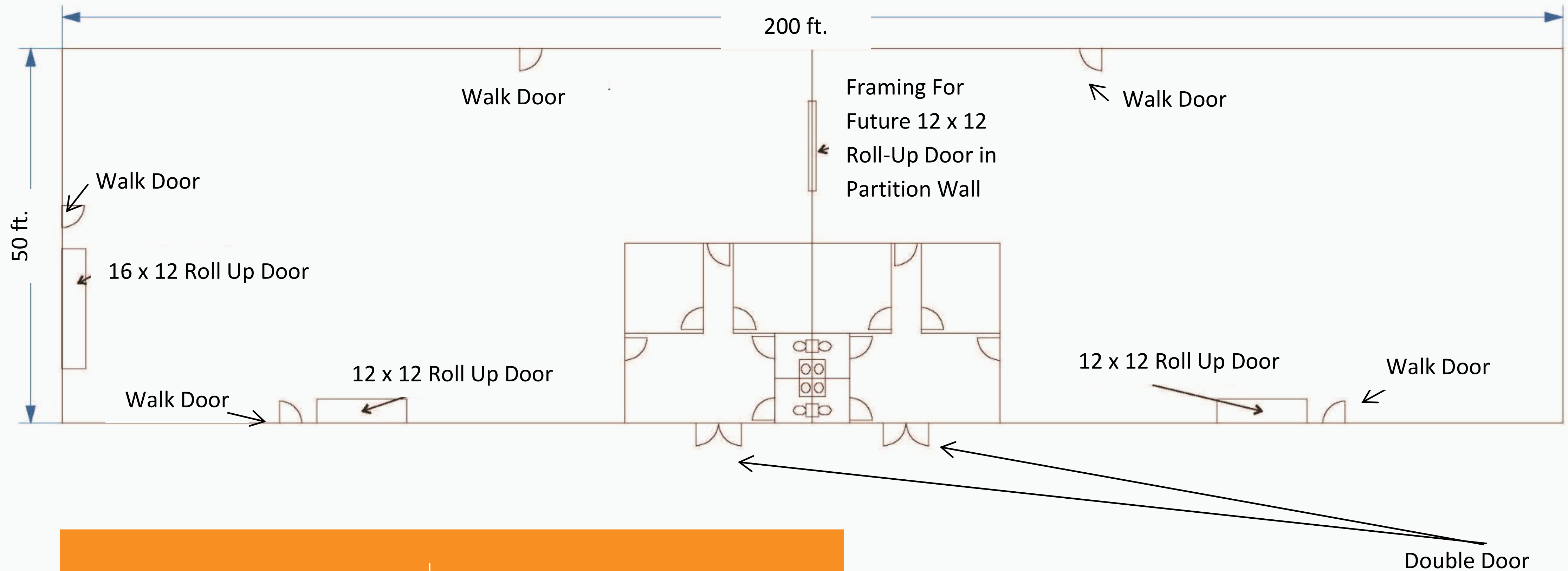
UNIT A

- 5,000 sq.ft. Insulated Warehouse
- 625 sqft Climatized Office Area
- 50' D x 100' W x 20' H
- 2 - Restrooms
- 2 - Walk Doors
- 2 - Double Doors
- 12 x 12 Roll-up Door
- Framing For Future 12 x 12 Roll-Up Door
in Partition Wall between A & B

UNIT B

- 5,000 sq.ft. Insulated Warehouse
- 625 sqft Climatized Office Area
- 50' D x 100' W x 20' H
- 2 Restrooms
- 3 Walk Door
- 1 Double Door
- 1- 12 x 12 Roll-up Door
- 1 - 16 x 12 Roll-up Door
- Framing For Future 12 x 12 Roll-Up Door
in Partition Wall between A & B

BUILDING 2



BUILDING

Building 10,000 SF
Dimensions 50 ft. x 200 ft
4 Restrooms
Climatized Offices

UNITS

Units 5,000 SF each
Unit Dimensions 50 ft x 100 ft
2 Restrooms
Climatized Office

BUILDING 2

UNIT A

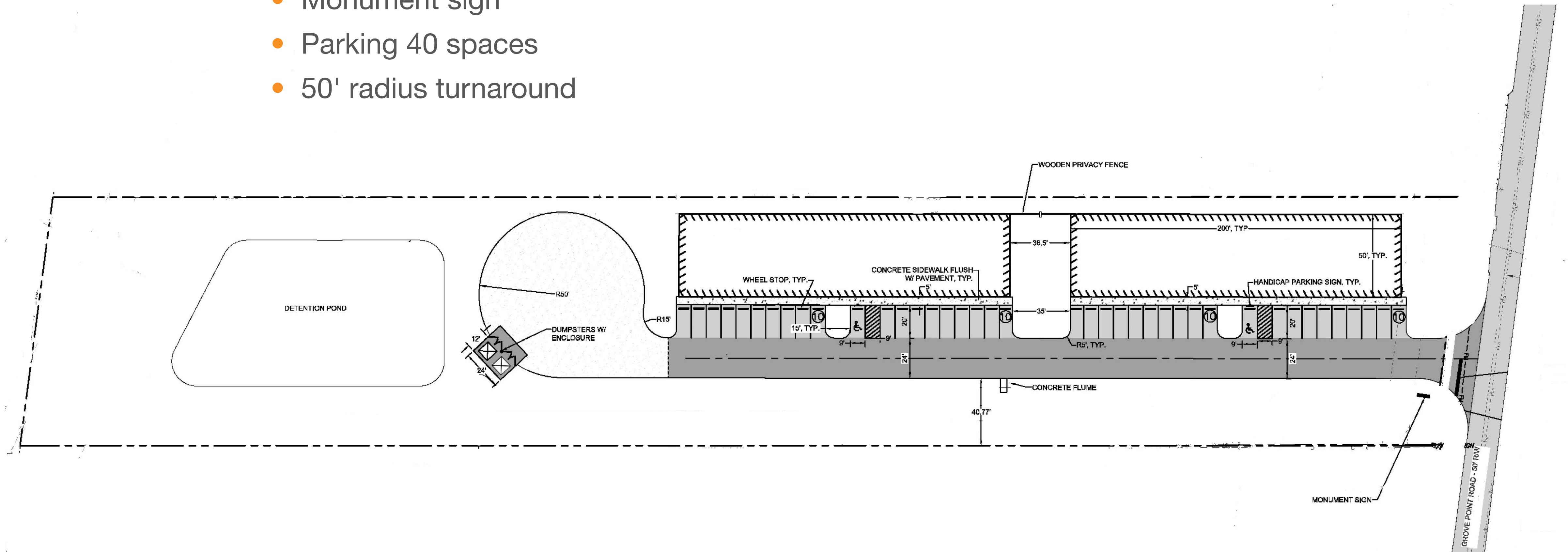
- 5,000 sq.ft. Insulated Warehouse
- 625 sqft Climatized Office Area
- 50' D x 100' W x 20' H
- 2 - Restrooms
- 2 - Walk Doors
- 1 - Double Door
- 1 - 12 x 12 rollup door
- Framing For Future 12 x 12 Roll-Up Door
in Partition Wall between A & B

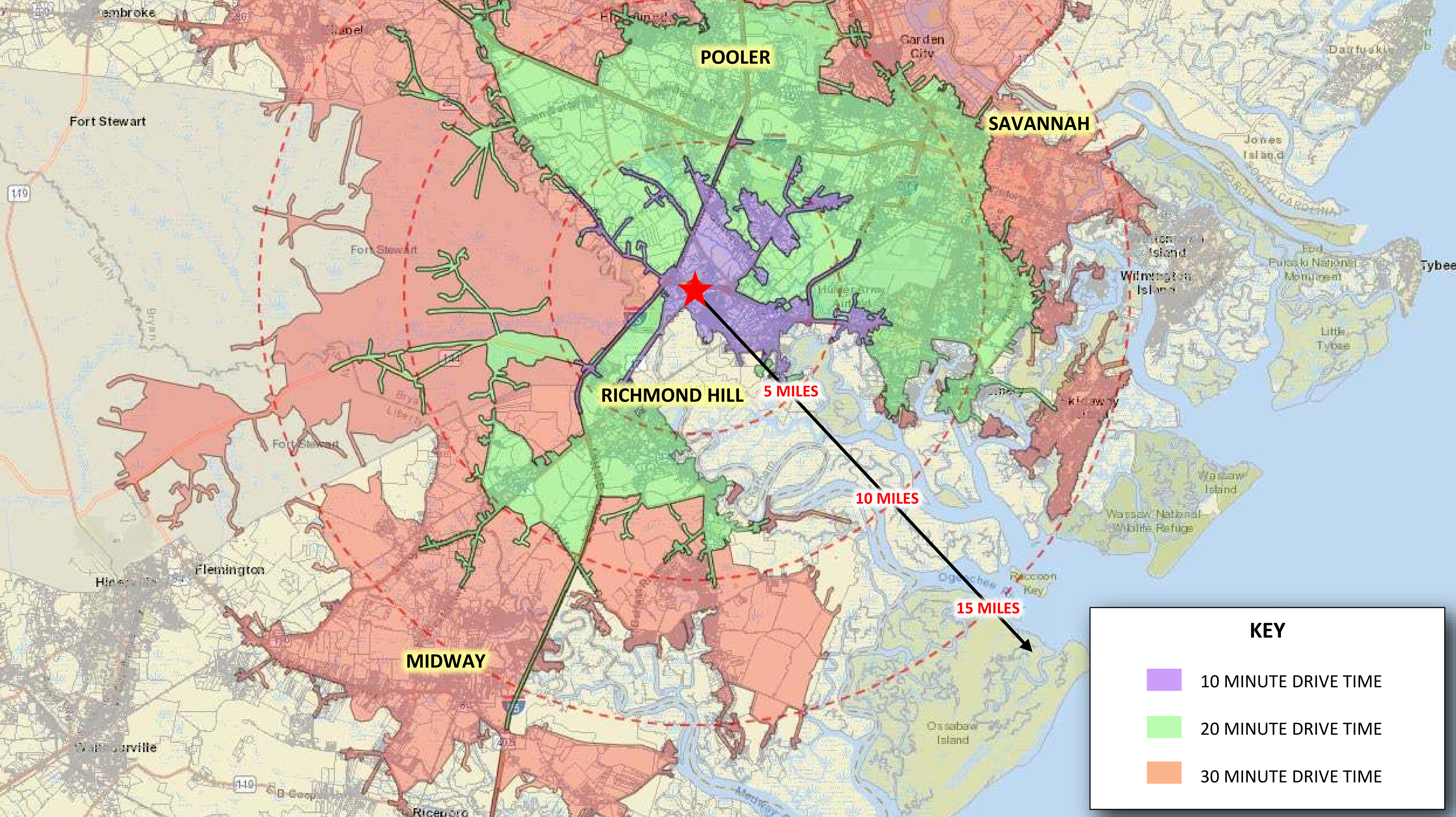
UNIT B

- 5,000 sq.ft. Insulated Warehouse
- 625 sqft Climatized Office Area
- 50' D x 100' W x 20' H
- 2 - Restrooms
- 3 - Walk Doors
- 1 - Double Door
- 1 - 12 x 12 Roll up Door
- 1 - 16 x 12 Roll up Door
- Framing For Future 12 x 12 Roll-Up Door
in Partition Wall between A & B

KEY SITE INFORMATION

- Electric: 200 amp service, single phase
- Monument sign
- Parking 40 spaces
- 50' radius turnaround





POOLER

SAVANNAH

RICHMOND HILL

5 MILES

10 MILES

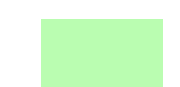
15 MILES

MIDWAY

KEY



10 MINUTE DRIVE TIME



20 MINUTE DRIVE TIME



30 MINUTE DRIVE TIME



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