



WAREHOUSE FOR SALE

302 W Cherokee St | LaFayette, GA 30728

SVN | Second Story Real Estate Management

Baker Townsend

Office: (423) 682-8241

Cell: (423) 598-6968

baker.townsend@svn.com





EXECUTIVE SUMMARY

Investment Summary

Offering Price:	Upon Request
Total SF:	260,000
Year Built:	1965
Total Acreage:	12.06



Property Description

This is an unparalleled opportunity to acquire a massive, strategically located 260,000 square foot manufacturing and distribution facility in the rapidly expanding Chattanooga regional market. Positioned for high-volume logistics and heavy industrial use, this property is ready to become the cornerstone of your enterprise.



Walker County's Industrial Game Changers

Strategic investments from global brands fueling local expansion.



- LaFayette, GA (July 24, 2025) – Governor Brian P. Kemp today announced that Pilgrim's, one of the world's leading food companies, will invest \$400 million to expand its footprint in Georgia. The company will build a new, multi-phase prepared foods facility in Walker County, supporting more than 630 new jobs at full capacity.
- The project, which includes the construction of a 300,000 square foot building, is expected to get underway this fall with hiring taking place in 2027, aligning with the expected completion of the first phase of construction.

Source: [Walker County, GA](#)

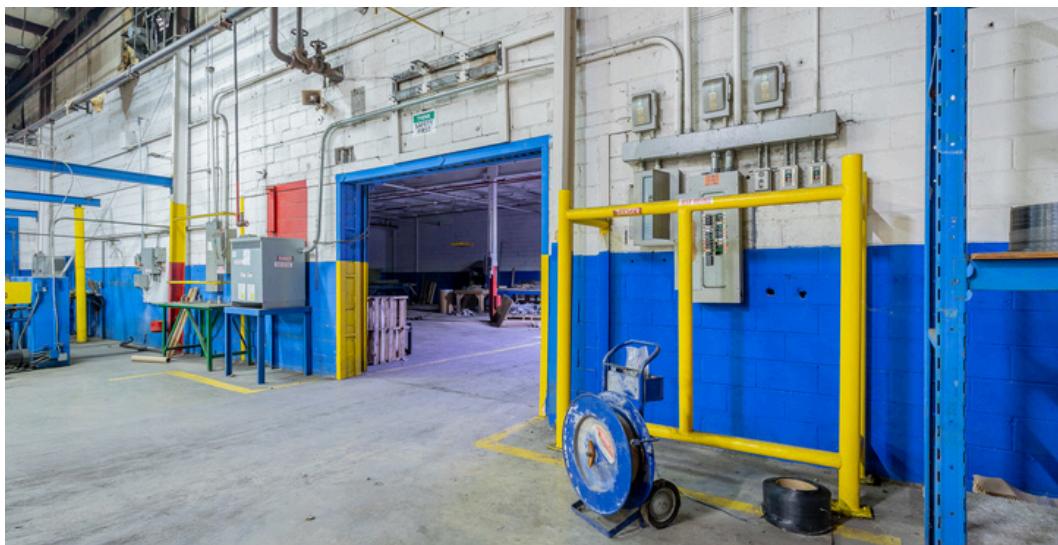
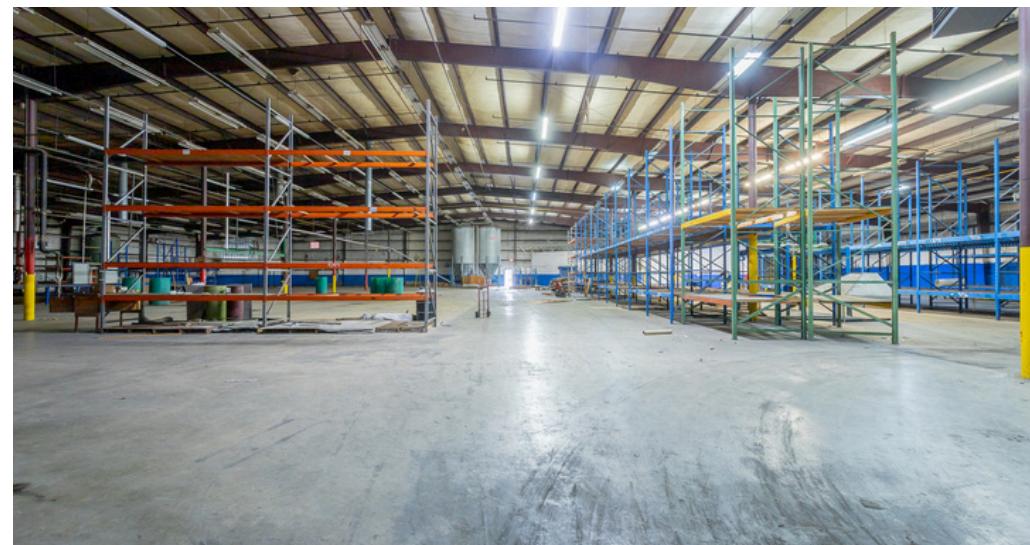


- LaFayette, GA — June 11, 2025 — GE Appliances, a Haier company, today announced the completion of an expanded \$180 million investment at its Roper Corporation cooking products plant in LaFayette, Georgia. This investment includes an additional \$60 million above the previously announced total.
- In 2024 alone, GE Appliances spent \$235 million with 359 Georgia suppliers, and the company employs 2,650 people in Georgia. GE Appliances' operations, employees and suppliers have a \$3 billion impact on Georgia's Gross Domestic Product (GDP), and they have contributed to the creation of 7,500 additional jobs in the state.

Source: [GE Appliances Pressroom](#)



INTERIOR PHOTOS



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VICINITY MAP



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BROKER

Baker Townsend is a commercial real estate broker specializing in industrial properties across the Southeast. Since launching his career in 2022, Baker has established a strong track record, closing over **\$33 million in transaction volume** and earning recognition as a **CoStar Power Broker**.

Born and raised in Chattanooga, Baker combines local roots with regional expertise, helping clients identify opportunities and achieve their goals in a competitive market. His focus on industrial real estate gives him unique insight into the needs of manufacturers, distributors, and logistics companies throughout the Southeast.

Whether representing owners, investors, or tenants, Baker brings a results-driven approach, market knowledge, and a commitment to building long-term relationships.



Baker Townsend
Associate Advisor



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