



**EQT | EXETER**



# 7310 Oakley Industrial Boulevard

Fairburn, Georgia

Building Size: 316,680 SF | 316,680 SF of Industrial Space Available

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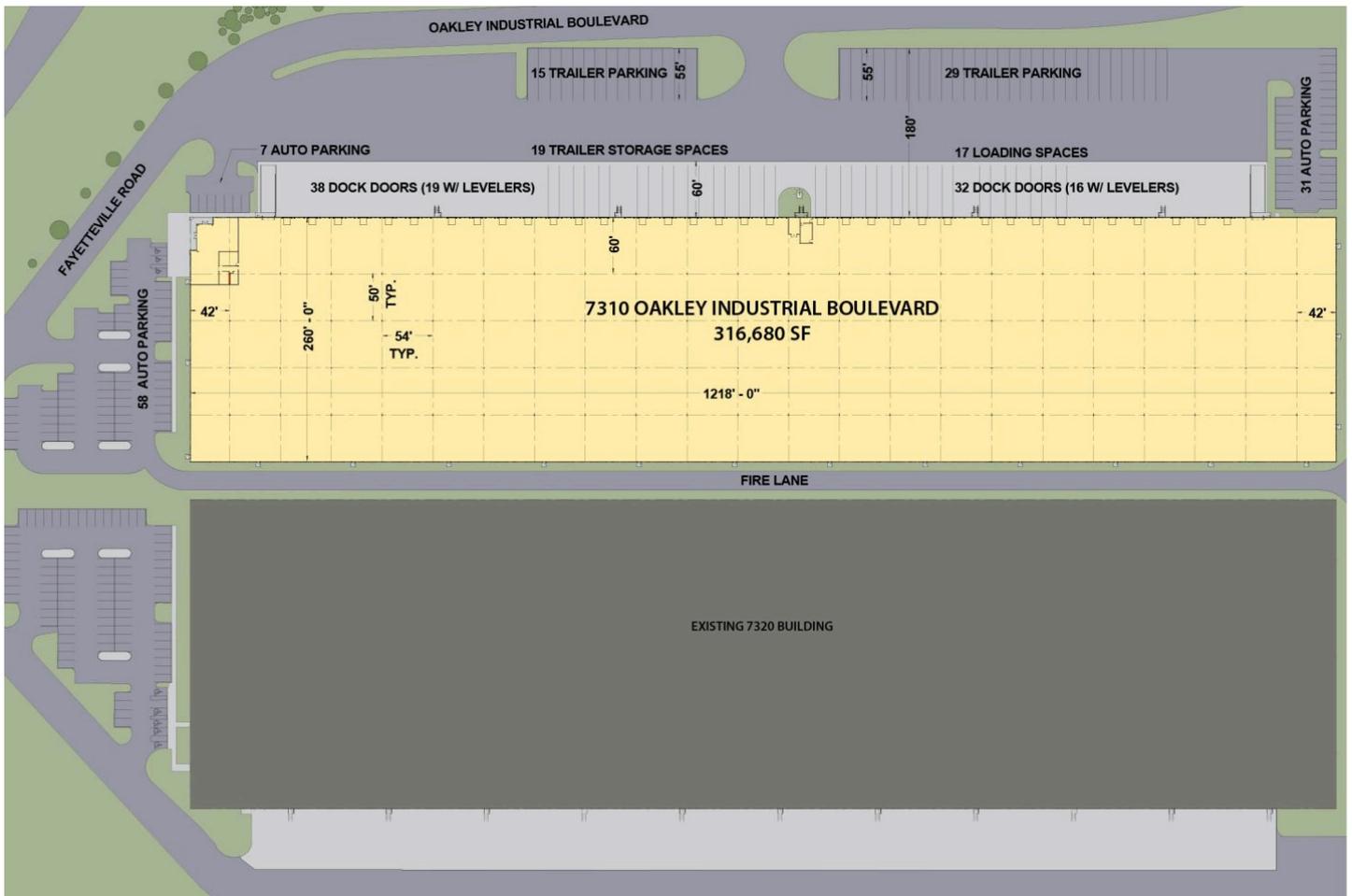
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## Building Specifications

- Industrial space available
- 316,680 SF total building size
- 316,680 SF available size
- 3,343 SF of office space with
- 180' truck court with 60' concrete apron
- 6" slab on grade
- 32' clear ceiling height
- 2 (12' x 14') drive-in doors with ramps
- 260' building depth
- 54' x 50' column spacing (60' in loading bay)
- T-5 lighting
- ESFR sprinkler system
- 44 trailer storage positions
- 3000 amps, 277/480 volts, 3 phase, 4 wire
- 2.1 miles to I-85 via Hwy 138



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## Corporate Tenants in the Market



## Travel Distances from the Site

### Highway

I-85	4 min drive	2.1 miles
I-285	11 min drive	7 miles
I-75 South	22 min drive	14 miles
I-20 West	26 min drive	17 miles

### Railroad

CSX Intermodal	19 min drive	5 miles
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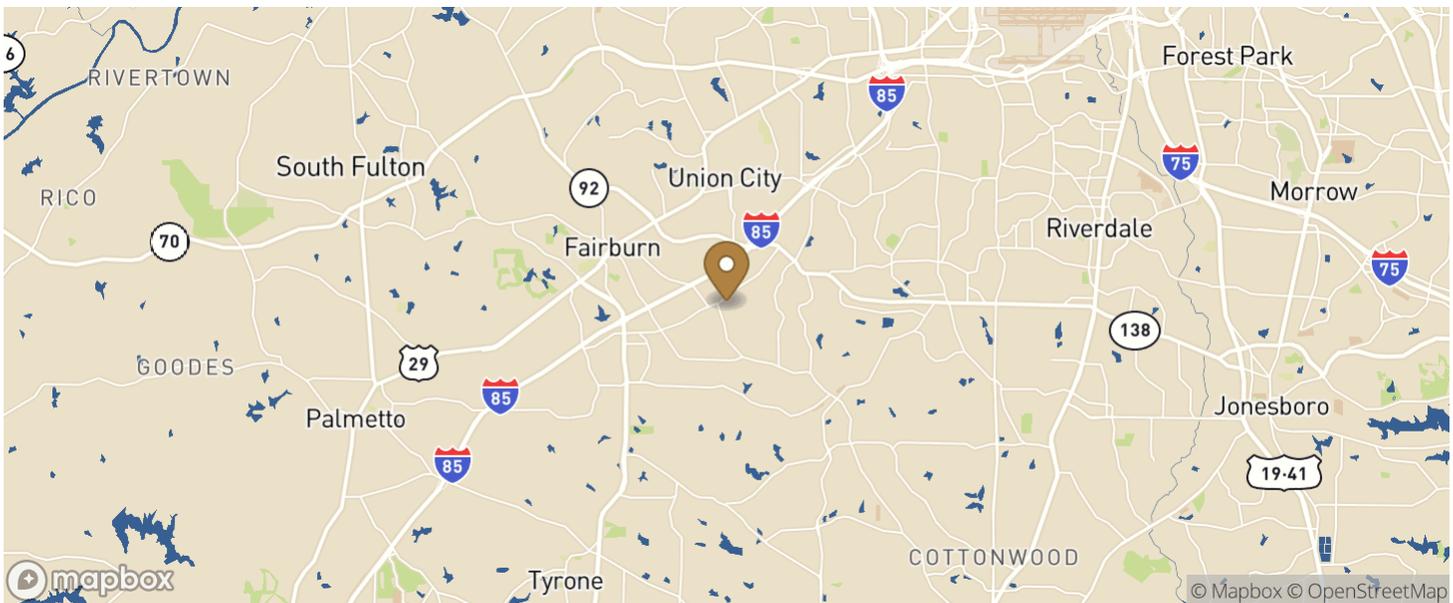
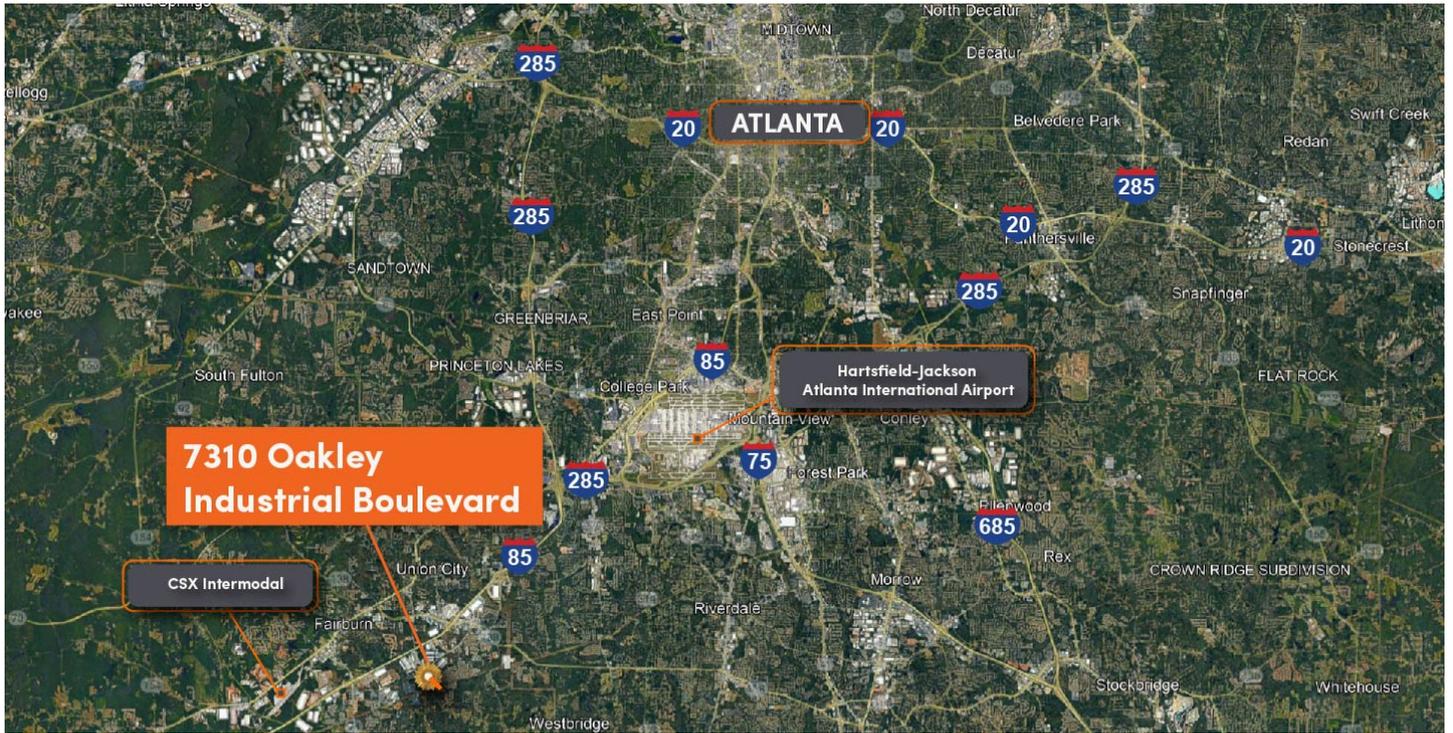
### Airport

Hartsfield-Jackson Atlanta International Airport	23 min drive	12 miles
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## Location Information

- Strategically located in the I-85 South, Hartsfield International Airport/South Atlanta industrial submarket within close proximity to I-285 with connections to I-75 and I-20 for distribution of goods throughout the southeast.